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THE MARYLAND HOUSE AND GARDEN PILGRIMAGE AS A
PRESERVATION FORCE IN MARYLAND (1930-1994)

Alice Parrish Duffee Coneybeer

A THESIS

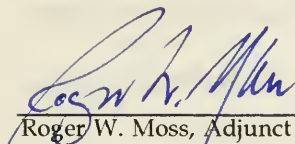
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Historic Preservation

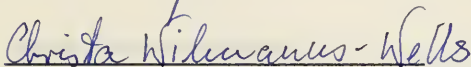
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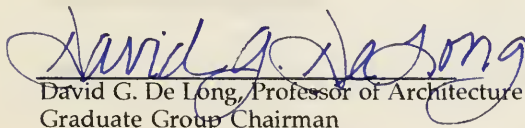
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Abstract

The Maryland House and Garden Pilgrimage (MHGP) is an organization which stages a series of house tours across Maryland during the first few weeks of May each year. While the MHGP's by-laws define the organization as a fund raiser for preservation projects, the organization has had a much broader impact on Maryland's preservation community. After a discussion of the history of architectural tourism and of the MHGP, this thesis examines the impact of the MHGP, identifies trends in the annual tours, and speculates about the possible causes and solutions to these problems. Quantitative data gleaned from the records of the MHGP has been used to support the analyses. The final analysis reveals that the MHGP plays an important role in educating the public as well as raising money, and can continue its long history of success with a few organizational changes.

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Tribute to a Chairman or "What To Do 'Til the Jonquils Bloom Again"

(with apologies to nobody and all the poetic license the law allows!)

In the 'land of pleasant living,"
Where the black-eyed susans grow,
The Pilgrims yearly gather;
Hard on the last, late snow.

To Talbot, Queen Anne's, Cecil, Kent
They trek in droves on pleasure bent.
To Harford, Howard, Baltimore
They care not where - span either shore.

They come by bus, they come by car,
Some from nearby - some from afar,
And several hundreds even choose
To set sail on a Water Cruise.

Who plans all this? Who makes it so?
Who sets the pace? Who says "let's go?"
'Tis she we honor here today
Outgoing, yet retiring, Kay.

So -

Next winter, when the winds a-howl
And weather underfoot is foul,
Stir up the fire, create a glow
And fill this gift with National "Bo!"

Virginia Sherwood

European Precedents

The Oxford English Dictionary defines a pilgrimage as "a journey made by a pilgrim; a journey (usually of considerable duration) made to some sacred place, as an act of religious devotion; the action of taking such a journey. A journey undertaken for some pious purpose, or to visit a place held in honour from association with some person or event." While pilgrimages began as a form of religious devotion centuries ago, they took on a more secular meaning in the seventeenth and eighteenth centuries as people began traveling to sites to enjoy their aesthetic qualities as well as their associations with historical figures. By the time the movement reached the United States in the nineteenth century, it had evolved into a social, educational, and entertainment vehicle.

Religious & Political Pilgrims in Europe

The concept of visiting a holy place to kneel "where prayer has been valid" appears in nearly all cultures and pre-dates Christianity. Touching the remains of a holy person, standing on the same ground known by a saint, or holding a spiritually charged artifact psychologically links one with guiding spiritual forces. In Europe, these pilgrimages spiraled into a dizzying frenzy of travel during the Middle Ages when as many as 500,000 people a year traveled to sites such as the shrine of Apostle James the Greater at Santiago de Compostela in Northern Spain.¹ Pious obligation, respect, and self-improvement drove these early pilgrims to brave difficult and treacherous traveling conditions.

These treks simultaneously assumed social and political purposes as face-to-face contact was critical for cultivating social and political connections in a feudal, fragmented society. At the same time, "good lordship" and effective rulership hinged on a general policy of hospitality to all--high and low, rich and poor, friends, relatives and total strangers. England's Queen Elizabeth I, for example, qualifies as an avid tourist of her day, visiting

numerous country houses of her subjects. Her motivations lay in the medieval practice of paying calls on one's peers and subjects as an "exercise in governmental strategy." Other sovereigns, courtiers, and gentry also toured houses and palaces across England and Europe, "motivated by an enthusiasm for historic buildings as objects of interest themselves." These people also traveled to gather ideas for their own building projects.²

With the ever-growing throngs of religious pilgrims, shrines faced logistical problems of where to house and feed the pilgrims, and how to allow them access to the sanctuary or object. Businesses and towns grew around the shrines, eventually leading the shrines to compete with one another for pilgrims. For the early tourists, recreation and entertainment became an integral part of the experience.³ The improved road systems and changing social conditions of the seventeenth and eighteenth centuries further encouraged travel for recreation.

Aesthetic & Architectural Pilgrims in Europe

Beginning in the late sixteenth and early seventeenth centuries, England in particular saw waves of a new type of tourist: the foreign student of culture. These people, mostly young men, came "either on diplomatic or quasi-diplomatic missions, or as part of a general 'Grand Tour' of Europe, completing their education in much the same way that the English aristocrat would travel to France and Italy a hundred years later." In general, these gentlemen focused their attention on the contents of the houses, but their interest in both architecture and decorative arts signaled the emerging role of architecture as a tourist attraction.⁴

The picturesque and romantic movements of the eighteenth century further validated and popularized architectural pilgrimages. In addition to the traditional reasons for embarking on a pilgrimage--religious piety, political association, and recreation--eighteenth century romantics sought a "controlled aesthetic response" through their excursions. Ruined abbeys and castles evoked the popular sentiments of "pleasing melancholy" and "agreeable

horror."⁵ Touring later became a quest for the ideal landscape and the living painting, as evidenced by the use of portable frames through which to view the landscape. Nonetheless, many ordinary people were still astonished by the tourists' "willingness to endure discomfort and even pain in order to 'take the romantic view.'"⁶

Visiting architecture, and country houses in particular, became an accepted tool for developing one's "taste" by the first half of the eighteenth century. Taste--loosely defined as "the ability to display informed value-judgments about art and architecture"--had become a primary indicator of social class and rank.⁷ Touring country houses allowed one to cultivate superior taste by absorbing the best of architecture and decorative arts.

By the nineteenth century, touring houses had become a well entrenched activity. Victorians toured country houses--still the favorite destinations--for a wide range of reasons: interest in political or art history, local or national pride, and landscape appreciation. According to one historian, "Perhaps for the first time in history of country house visiting, the Victorian visitor was motivated as much by a simple desire to see how his 'betters' lived as by an interest in his historical, architectural and artistic heritage."⁸

The physical act of touring houses began with people either sending a servant ahead with a request to be admitted or simply knocking on the door and requesting a tour from a house servant. The house servant, in return, received a tip. On rare occasion, the owner would lead the visitor. By the late eighteenth century, the demand to tour houses had increased to the extent that many property owners regarded charging admission as a "form of social control at a time when the tacit behavioral codes of the eighteenth century were beginning to break down." Charging admission, however, was generally accepted in some areas of England as early as the sixteenth century.⁹

Beginning in the sixteenth and seventeenth centuries, architectural pilgrims focused their attentions on England, filling their itineraries with places such as Holdenby,¹⁰ the Tower of London, Westminster Abbey, Whitehall, Greenwich, Windsor, and Nonsuch. Such architectural tourism exploded in the nineteenth century. The royal palace of Hampton Court, for example, hosted only a few hundred visitors annually during the 1830s; but by 1862 it recorded 369, 162 visitors in a single year.¹¹

Architectural tourism in England continued its steep climb through the 1940s, encouraged by major transportation improvements, such as railroads.¹² The London & Greenwich Railway began service in England in 1836, and within 25 years England boasted 10,500 miles of rail.¹³ In North America, the Baltimore & Ohio Railroad began laying rails in 1829.¹⁴ As this transportation revolution cut lines through the countryside it also connected the country homes of the aristocracy with population centers. More and more people who before had had neither the time nor the inclination to embark on difficult journeys now ventured into the countryside expressly to visit houses and gardens.¹⁵

The introduction of the automobile further spurred architectural tourism. In both America and Europe cars were initially produced in limited quantities and were quite expensive. Those who could afford the outlay to purchase a vehicle then paid steep premiums to maintain it.¹⁶ At the same time, the few roads that connected towns were "enough to make motoring adventuresome."¹⁷ But cars had definite advantages over railways: they offered independence and freedom of action and closer contact with people in more remote locations, as well as novelty and challenge.¹⁸ For country house touring, the car meant even greater numbers of visitors to houses that previously had been inaccessible.

American Precedents

Architectural tourism followed a similar course in the United State. Like England and Europe, it was founded on recreation, change of scenery, education, adventure, sociability, and social status.¹⁹ As in Europe, only the wealthiest Americans could afford to travel until after the first quarter of the twentieth century.²⁰ In America, too, architectural tourism revolved around the houses of great men or the sites of great historical importance.

Transportation Improvements

Transportation improvements, especially the automobile, provided the means to conveniently tour houses. As automobiles became more affordable and available in the first half of the twentieth century, the United States saw dramatic increases in automobile ownership and highway development. In 1900, for example, there were 8,000 registered cars in the United States; by 1920, over eight million cars. The demand for more and better roads was inevitable as a result of soaring car ownership. In the first quarter of the twentieth century driving was primarily a leisure-time activity, and road construction was limited. In 1904, for example, only seven percent of America's roads were "improved," meaning gravel, water-bound macadam, or brick; the other ninety-three percent were dirt, sand, and shell. Concrete road surfaces were introduced in the 1910s and instantly became the surface of choice. By 1914, 2,300 miles of road were paved in concrete; in 1925, 31,000 miles. The United States boasted a comprehensive inter-city network of hard-surfaced highways by the 1940s. A web of supplemental, limited-access roads supplemented the network beginning in the 1950s, enabling large scale touring. Other modes of travel also began to appear following World War II, further empowering people to travel across the country. The first inter-city bus service in the United States began in 1912 in Minnesota, and 6,500 bus companies operated over 7,800 routes across the country by 1925.²¹

Historic Preservation Movement

In the United States, American history became a popular academic and recreational pursuit as early as the eighteenth century. The first American historical society, The Massachusetts Historical Society, was founded in 1789, and by 1876 the nation contained seventy-eight such historical societies. Confronted with the volatile social and economic conditions of the mid- to late-nineteenth century, Americans romanticized their colonial past, popularizing colonial revival furniture and architecture. The interest reached a nationwide frenzy following the Centennial Exposition at Philadelphia (1876).²²

Though the educational benefits of preserving significant sites of American history and a sense of the need for environmental conservation are traceable in the early preservation movement, "patriotism fueled the energies of nineteenth-century preservationists to the exclusion of any of the other interests—education, aesthetics, the environment, or most recently, economics."²³ The Mount Vernon Ladies Association led the charge by rescuing Mount Vernon from a potentially destructive developer in 1853. It was their success that decided the direction of preservation for the next century.²⁴ Countless organizations followed the example set by The Mount Vernon Ladies Association, buying and "authentically" restoring and furnishing shrines as public museums. In all of these organizations, George Washington represented the pinnacle of patriotism. Other homes of patriots, the sites of famous "firsts," and prominent battlefields were also deemed worthy of preservation and were elevated to the level of "shrine."²⁵

Education was a secondary benefit of preservation. To reinforce national identity and culture, waves of immigrants, as well as young Americans, studiously learned American history. And what better way to reinforce those lessons than actually visiting the sites of the historical events?

In the process of enshrining the homes of great men and the sites of major historical events and trying to understand the present by studying the past, the early preservationists effectively distanced themselves from the seemingly uncertain future of daily life. Historical sites offered "a sense of permanence in an ever-evolving world of new, highly standardized landscapes. Historical flavor served as a counterpoint for modernity." In short, the sites became "contrived attractions," presenting elegant and romantic alternatives to the reality of the mid-to late-nineteenth century.²⁶

These early house museum organizations defined preservation and set forth the basic framework for preservation for the next century. A patriotism "which approached religious zeal at times" constituted the driving force behind preservation. Non-profit, private organizations advocated the restoration of individual shrines related to some significant military or political figure or event in American history. More importantly, women drove these efforts, "and their organizational affiliation was often the local garden club."²⁷

By the turn of the twentieth century historic preservation was rapidly gaining momentum and becoming a nationwide effort, formalized by legislation. The Antiquities Act of 1906 represented the first official preservation legislation, though it focused on prehistoric sites rather than historic ones. Inspired by the Association for the Preservation of Virginia Antiquities (APVA), William Sumner Appleton organized the Society for the Preservation of New England Antiquities in 1910 to save historically significance houses as shrines.²⁸ Six years later the federal government, assisted by John Muir and the Sierra Club, established the National Park Service.²⁹

The 1925 opening of the American Wing at the Metropolitan Museum of Art--a gift of Mr. Robert W. DeForest--presented a new justification for historic preservation: aesthetic and artistic merit. The Metropolitan Museum filled its new wing with twenty-five rooms dismantled and relocated from colonial and federal-era buildings across the country.³⁰ Unlike

previous historic sites, none of these rooms was specifically associated with great patriots of the revolution or historical events. So instead of becoming shrines to a person or an event, these rooms served as examples of architectural periods and styles and as settings for decorative arts.³¹

One year later, 1926, Reverend W.A.R. Gordon, rector of Bruton Parish Church in Williamsburg, Virginia, enlisted the financial support of Mr. John D. Rockefeller, Jr., to rebuild historic Williamsburg and recapture "the spirit of the past." Gordon and Rockefeller both subscribed to the patriotic aspect of the historic preservation movement, and viewed Williamsburg as "the cradle of the Republic" and "the birthplace of liberty." The two men launched on a major building program, using archeology and archival research to reconstruct the past and execute "the first American experiment in the museum-oriented preservation of a community."³²

The federal government resumed its role in preservation in 1933 with the creation of the Historic American Buildings Survey. Teams of architects, historians and photographers were dispatched across the nation to prepare measured drawings, histories, and photographs of historic buildings. The Historic Sites Act of 1935 presented the first "national policy to preserve for public use historic sites, buildings, and objects of national significance for the inspiration and benefit of the people coming of age in American Preservation."³³ Beginning in the 1930s, the federal government took a more pro-active role in preserving the physical remains of America's history, culminating with the creation of the National Trust for Historic Preservation in 1949.

Over the course of nearly a century, historic preservation had grown from local, non-profit organizations striving to save specific buildings to a national, federal agency devoted to preserving the physical evidence of America's past. By the 1960s, the National Trust boasted a membership of over 15,000, administered half a dozen properties "of national distinction," and

regularly issued two publications.³⁴ Nonetheless, women and their garden clubs still dominated the local preservation scene through the 1940s.³⁵ But as preservation's focus began to shift away from individual buildings as shrines to community development and environmental conservation, garden clubs and women began to lose their visibility in the preservation field.³⁶

Women's Club Movement in the United States

In the late-nineteenth century clubs and associations of all kinds became popular as the United States experienced a general upheaval of its social structure, expanding and denser cities, and a growing middle-class with more leisure time.³⁷ Women, in particular, re-examined their role in society and took a more active part in politics and culture. They organized local clubs to provide themselves with a forum to study literature and art, as well as to perform community service and promote civic beautification. The rampant success of these local clubs led to the formation of regional and national organizations, linking women across the nation in a common goal to promote women's role in society.

The Women's Club Movement began around the mid- to late-1860s. A journalist named Ms. Jennie June Croly formed "Sorosio" in 1868 after being denied entrance to a New York Press Club dinner in honor of Charles Dickens.³⁸ She later founded the Women's Press Club of New York City in 1889.³⁹ In the South, soldiers' relief and ladies' aid societies formed during the Civil War, and evolved into Confederate memorial societies after the war. Though the origins of the Southern clubs were principally humanitarian, they, too, shifted their focus to educational, literary, and civic concerns. Various expositions, such as the Centennial Exposition in Philadelphia (1876), further spurred the movement as women designed, organized, and installed many of the exhibits.⁴⁰

The 1870s and 1880s saw the growth of missionary societies, soldier's relief societies, and temperance unions, all led by women and stemming from a "common impulse to deal with

the world about and begin to deal with the world outside of the home."⁴¹ Southern women, especially, redefined their role as agents of community and culture, striving "to elevate, to refine and to improve mankind."⁴²

Daughters of the American Revolution (1890)

Hereditary and ancestral clubs rapidly gained popularity through the last quarter of the nineteenth century, as well. The male dominated Society of Cincinnati organized in 1783, and became the first American club to require specific ancestry and lineage to gain admittance. The popularity of this type of club sky-rocketed at the end of the century, with thirty-five hereditary societies by 1890 and seventy by 1900. The year 1890, in particular, saw a flurry of activity with the formation of the Sons of the American Revolution (April 30, 1890), the Colonial Dames of America (May 1890), and the Daughters of the American Revolution (July 1890).⁴³ While all three of these organizations remain active today, it is perhaps the DAR which has generated the most controversy and suffered the most derision.

Mary Lockwood founded the DAR in late July of 1890 in response to the SAR's stated policy of denying admission to women. The club incorporated in 1895, and Congress granted it a charter on May 5, 1896. Their stated mission was, and continues to be, to "perpetuate the memory and spirit of the men and women who achieved American Independence," "promote institutions for the general diffusion of knowledge," "foster true patriotism and love of country, and to aid in securing for mankind, all the blessings of liberty." In short, it strives to preserve a certain segment of American history through education and the physical preservation of objects and sites.⁴⁴

The DAR's history, however, has shown a much broader range and depth of activity than suggested by its stated mission. Led by prominent women, such as first ladies and senator's wives, the fledgling organization embarked on a major building campaign to realize George Washington's dream of a Revolutionary War Museum.⁴⁵ The building was completed by 1902,

the first time in the history of the world, the world's population has reached 6 billion. This is a significant milestone in the history of the world, and it is a testament to the success of the human race. The world's population has grown from about 1 billion in 1800 to 6 billion in 2000, and it is projected to reach 9 billion by 2050. This growth has been driven by a combination of factors, including improved medical care, increased food production, and a decline in infant mortality.

The Impact of the World's Population Growth

The world's population growth has had a profound impact on the environment, the economy, and society. The environment has been severely degraded by the growth of the world's population, with deforestation, desertification, and climate change becoming major threats. The economy has been strained by the growth of the world's population, with increasing competition for resources and a growing need for investment in infrastructure. Society has been challenged by the growth of the world's population, with increasing inequality and a growing need for social services. The world's population growth has also led to a growing awareness of the need for sustainable development, which is a development that meets the needs of the present without compromising the ability of future generations to meet their own needs. This awareness has led to a growing emphasis on environmental protection, social justice, and economic development.

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and launched the club's national reputation. At the same time, the DAR expanded its sphere of influence into community service and politics, serving as the "official screening agency for Army nurses" during the Spanish-American War, and taking an aggressive and progressive role in social reform of the early twentieth century.⁴⁶

The DAR, however, fell from grace within thirty years of its founding and became "one of the most unpopular groups ever to take root in the nation's soil."⁴⁷ Following World War I, the ladies fervently joined the anti-communist "witch-hunt," publishing a "blacklist" of people who, "by virtue of their alleged communist or socialist leanings, were not considered fit for DAR audiences."⁴⁸ Then in 1939 the club sank deeper into unpopularity when it refused to allow Marion Anderson, a prominent African-American artist, to perform in the DAR's Constitution Hall. Anderson moved her performance to the steps of the Lincoln Memorial, and sang to a crowd of 75,000 people.⁴⁹ Though both of these incidents were in accord with common sentiments of their times and occurred over half a century ago, the DAR has struggled to recover and redeem itself in the eyes of the American public ever since.

The DAR has remained a viable and active women's organization nonetheless. Nearly 200,000 women across the nation belonged to the club in 1974, making it the "largest women's hereditary patriotic organization in the country."⁵⁰ The DAR has restored several hundred structures, and contributed hundreds of thousands of dollars to support two schools for Native Americans.⁵¹ While politics may have pre-occupied the leadership of the organization for decades, it is the DAR's activity in historic preservation that continues to attract members.⁵²

General Federation of Women's Clubs (1890)

By 1890, the great number of women's clubs across the nation necessitated a central organization to link the clubs, and the General Federation of Women's Clubs was founded.⁵³ The purposes of the clubs varied, but several themes, however, emerge: education, civic

improvement, literature and the arts, community service, domestic science, and, later, politics. Education of women led the way. "Sorosis," for example, served as a "forum for mental stimulation" to improve the minds of women in New York.⁵⁴ Later, clubs expanded their mission to educate not only their members, but the community and society as a whole. The 1922 mission of the General Federation, for example, was as follows:

Here is perhaps the supreme service which our clubs can give at this time to the movement: to study these things, to publish the reports of their programs on the subject, to carry it to the people, and in every way make some knowledge of these issues and their importance a part of the public thought.⁵⁵

Member clubs implemented this mission by establishing State Bureaus of Information (Virginia), and promoting "education work" within their states.⁵⁶

The advancement of culture and the arts was closely allied with this goal to educate themselves and the public. Early clubs in the South focused on the study of literature to improve the minds of the members, and to provide "a degree of education which was rarely available to women in the South in the [eighteen-] eighties."⁵⁷ Other clubs expanded their studies to include decorative and fine arts. The opportunity to educate themselves attracted thousands of clubwomen in the late nineteenth century who adamantly believed that learning enhanced social status.⁵⁸ Later, these women took their new-found knowledge to their communities, lauding the arts as a way to promote happiness.⁵⁹

The clubs logically leapt from improving the minds and values of their communities to improving the physical and social conditions of their communities. In addition to building hospitals and aiding crippled children, the ladies set out to "make home happy, to keep burning the lamp of religion, to teach men virtue."⁶⁰ And though many clubs initially discouraged political activity, increasing social projects and awareness inevitably led to it.⁶¹ The clubs tackled such issues as American citizenship, international relations, and voting rights.⁶² Closer to home, women's clubs focused on civic projects. "City beautification" was high

on the list of priorities of many of the clubs, and included planting trees, improving garbage collection, roadside beautification, and lobbying for anti-billboard legislation.⁶³ The clubs also promoted the notion of "Domestic Science" by experimenting with creating the "Dream Home," or "Key Houses" as they termed it. The eight Pittsburgh chapters of the General Federation, for example, bought, remodeled, and furnished a "dilapidated" house in one of the poorer sections of the city and opened it to the public as an example of what could be done with some remodeling and redecorating.⁶⁴

The women's clubs effectively broadened their missions and expanded into several areas of social and cultural concern, including landscaping and historic preservation. The number of clubs continued to grow, as did their interests and missions. Garden clubs emerged out of these women's clubs with fully developed ideas about historic preservation and public education. The first garden club was organized in Athens, Georgia, in 1890, followed by the National Plant, Flower and Fruit Guild in New York in 1893. Like the women's clubs in general, these garden clubs formed a nationwide organization (The Garden Club of America) in 1913. In 1924, the General Federation of Women's Clubs recognized their popularity and formed a garden department.⁶⁵

The Association for the Preservation of Virginia Antiquities (APVA)

Calling all "pilgrims to the shrine of pure patriotism," Ann Pamela Cunningham rallied women across the nation to save what remained of their past.⁶⁶ In ruins and in turmoil after the Civil War, the South was especially stirred by the call. The Association for the Preservation of Virginia Antiquities (APVA) became the first "large private, preservation group" to emerge in the South.⁶⁷ Beginning with a core of devoted, strong-willed, and historically-minded women, this organization laid the groundwork for future preservation groups in Virginia and throughout the South.

Mary Jeffrey Galt (1844-1922), a spinster art teacher from Williamsburg, founded the APVA in 1888 upon learning of the collapse of the seventeenth century brick ruin "Powhatan's Chimney." The organization held its first meeting on January 4, 1889, in Williamsburg, and received a charter from the state on February 13, 1890. Membership in APVA was almost exclusively socially prominent Virginia women. Technically, membership was unrestricted, unlike the Daughters of the American Revolution and other historical groups organized at the same time. Membership, however, was limited several ways. In the beginning, APVA was a joint-stock company with a \$10 minimum stock price, thereby limiting the members to only those who could spare the resources. Secondly, one had to be invited by a fellow member and be "in good standing in the community."⁶⁸

Social and organizational politics plagued the early organization, run by Mary Jeffrey Galt, Cynthia Tucker Coleman (1832-1908), and Isobel Lamont Stewart ("Belle") Bryan (1847-1910). Mary Galt had initially approached Cynthia Coleman to join the group when she learned of Coleman's previous (but failed) attempt to buy "Powhatan's Chimney." Coleman had experienced the Civil War as a teenager and had seen scores of friends and relatives die in battle. She was deeply scarred by the War and grieved that "our State Rights doctrine was crushed at Appomattox and replaced by an alien culture." In the early 1880s, she casually discussed forming a "Women's Historical Association" based on her firm belief that "women had an obligation to carry on traditions and improve society." Upon the death of her young daughter Catherine in 1884, Coleman threw herself into historic preservation, establishing "The Catherine Memorial Society" to restore the decrepit graveyard at Bruton Parish in Williamsburg as a symbol of the town's former eminence. As the APVA solidified, Coleman actually tried to circumvent and usurp Galt by referring to the daytime meetings as mere social occasions which Galt need not attend.⁶⁹

Leadership within the organization quietly became inextricably linked to social standing. APVA's first officers included the wives of wealthy businessmen, political figures, and military heroes. Meanwhile, the APVA was politically obliged to chose a "Gentleman's Advisory Board" since Victorian society inhibited women from public speaking. The women of the APVA, therefore, relied on prominent men such as Lyon Gardiner Tyler, president of William and Mary College, to be their mouthpieces and promoters.⁷⁰

Belle Bryan served as one of the early presidents of APVA (1890-1910) and effectively molded its mission and future. Bryan came from a prominent Southern family and was active in several statewide organizations and movements, including the "Lost Cause" movement and the Hollywood Memorial Association (HMA). Both of these organizations focused on the Confederacy and recovering a Southern identity following the Civil War and Reconstruction. The HMA, for example, was a "women's organization that cared for Confederate graves at Richmond's Hollywood Cemetery." Combined with the Lost Cause movement, "ladies [like Bryan] tied past and present in a tight knot to hold their society together."⁷¹ Under Bryan's leadership, APVA grew into a formidable preservation force in Virginia and across the nation. With branches throughout Virginia and across the country (Chicago, New York, Tennessee, and Minnesota) the membership soared. By 1895, the organization boasted a membership of over 400; by 1902 this figure topped 1,000.⁷² APVA held "Colonial Balls" during the 1890s to raise money to save Confederate monuments and save the Southern culture.⁷³ Preserving homes was an especially popular cause.

Spurred by a rivalry with New England, Virginians rallied around the APVA's call to preserve their historical landmarks and include their side of the story in the history books.⁷⁴ Following the Civil War, many planters abandoned ancestral estates and mansions in their exodus to the city in search of employment. In the hands of less wealthy owners, these houses frequently fell to ruin. For the "Victorian sentimentalist," the ancestral home symbolized

strength and continuity, both of which had been shaken to the core during and after the Civil War. Joseph Bryan, Belle Bryan's husband, served as one of the mouthpieces of the organization and frequently urged Southerners to return to their ancestral homes and "piously" study genealogy as a part of "the resurgence of the genteel rural tradition, the romanticism of the old aristocracy, and a popular antimodernism amidst the whirlwind of change."⁷⁵

Virginia Garden Week

Following in the footsteps of the APVA and other women's clubs around the nation, eight separate garden clubs across Virginia focused their efforts on preserving historically significant gardens and houses. Warrenton Garden Club, Virginia's first garden club, was formed (1911), "taking as a model The Garden Club of Philadelphia."⁷⁶ The Albemarle Garden Club followed in 1913, the same year that the Garden Club of America was formed.⁷⁷ By 1919, all eight founding clubs were organized, and were brought together by "a love of gardening and a desire to preserve the natural beauties of Virginia."⁷⁸ They united in 1920 to form The Garden Club of Virginia (GCV).⁷⁹

Led by Mrs. Malvern C. Patterson as its first president, the GCV formulated a clear mission that would catapult it into the thick of the preservation movement in Virginia. The by-laws of the club include pursuing horticultural interests as well as:

promot[ing] an interest in and co-operate with the organizations in the state which have for their object the furtherance of this knowledge, and the beautifying of cities, towns, and highways, as well as the conservation in Virginia of the rich endowment of nature in forests, plants, and birds.⁸⁰

This mission grew out of earlier practices of its member clubs. The Albemarle Garden Club, for example, embarked on its first historic preservation mission in 1913.⁸¹ Though their mission statement does not specifically mention preserving buildings, or shrines, it is exactly those types of properties that the Club has aided the most. From the GCV's first meeting, its interest

in architecture has been crystal clear. At this meeting, the members embarked on the precursor to the annual house tours, later called "Historic Garden Week," by touring local homes. Each year thereafter, a different member club would host the annual meeting and arrange for tours of local architecture as part of the meeting.

In 1929, the GCV set out to raise \$5,000 to restore the gardens at Kenmore, home of Betty Washington Lewis, George Washington's sister.⁸² Using their experience in arranging house tours for themselves during their annual meetings, GCV organizers chose to hold a statewide "House and Garden Tour."⁸³ "Members wrote personal notes to their friends inviting them to come to Virginia the last week in April for a Garden Week visit when the houses would be open," and published a hard-back guide book with histories and illustrations of the properties.⁸⁴ This first tour was a smashing success, raising over \$14,000 for Kenmore, and soliciting the following praise from Harry Flood Byrd, Governor of Virginia:

On behalf of Virginia I wish to extend to you great appreciation for the success of Historic Garden Week. I know of no movement in Virginia that has done more to advance the interests of the state, and to attract the most desirable class of visitors.⁸⁵

"Historic Garden Week" immediately became an "institution," led primarily by the James River Club in Richmond. The next year (1930) confirmed that the success of Historic Garden Week would endure, as the tours grossed \$45,000 to reconstruct the gardens at Stratford, the birthplace of Robert E. Lee. That year the Garden Club of Maryland collaborated by opening many of the fine estates in Maryland to generate additional funds to contribute to Stratford.⁸⁶

The tours in Virginia have continued almost since 1929, with the exception of five years during World War II (1942-1946).⁸⁷ The purpose of the tours is the "restoration of grounds and gardens of publicly-owned historic shrines in Virginia," with proceeds going to projects such as the "rehabilitation of Colonial Churchyards in Virginia," and the restoration of gardens at

the Adam Thoroughgood House, Woodrow Wilson's birthplace in Staunton, Bacon's Castle, William and Mary, Monticello, Woodlawn, and the University of Virginia.⁸⁸ Exceptions have included aid to British civilians during World War II and reconstruction of Plymouth in England following its destruction by bombings during World War II.⁸⁹

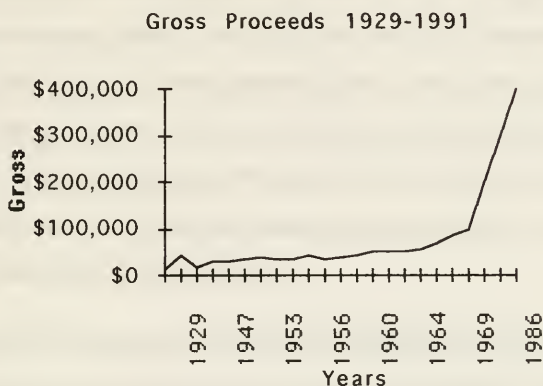


Figure 1: Virginia Garden Week Gross Proceeds

By 1970, Historic Garden Week had raised over \$1,000,000 and completed twenty restorations across the state; by 1993 the figure had jumped to over \$5,000,000.⁹⁰ Funds from tours in the 1970s were applied to the purchase and restoration of the Kent-Valentine House in Richmond for the shared use of the GCV and the Virginia Historical Society. The GCV's preservation efforts have been recognized at the state and national levels with awards from the National Trust for Historic Preservation (David E. Finley Award), The Garden Club of America (Medal for Historic Preservation), The Virginia Travel Council, and the Commonwealth of Virginia. Today, the GCV has grown from eight member clubs to forty-six member clubs, and boasts over 3,100 "dedicated members," all working to raise money to support preservation projects.⁹¹

Origins of the Maryland House and Garden Pilgrimage

Federated Garden Club of Maryland

While ladies across Virginia were organizing garden clubs and launching preservation projects, Maryland ladies were pursuing similar interests. In 1910, one year before the official founding of the Warrenton Garden Club in Virginia, Mrs. Albert Sioussat, Mrs. William H. Witridge, and Mrs. Charles E. Rieman published *Manors on the Potomac and its Tributaries*, *Manors on the Patuxent and its Tributaries* and *Manors on the Patapsco and its Tributaries* to illustrate the early houses of Maryland.⁹² These early booklets contained color photographs of houses across Maryland, and signaled the growing interest of Maryland women in preserving the symbols of Maryland's aristocratic history.

In the 1920s, Maryland ladies watched the growing garden club movement in Virginia with great interest. The first president of the Garden Club of Virginia, Mrs. M.C. Patterson, was a close friend of Mrs. Charles E. Rieman, keeping her posted on the formation of the club. Six months after the founding of the GCV, for example, Mrs. Patterson, wrote an informal note to Mrs. Rieman describing the day's events and announcing that, "It was a most delightful occasion."⁹³ At the same time, Miss Elisabeth Clark and Miss Louise Clark, members of Maryland's Amateur Gardeners, spent summers in Virginia during the early 1920s, each time returning to Maryland "deeply impressed with the possibilities and accomplishments of the newly formed consolidation in that state and warmly championed the idea for the Maryland clubs."⁹⁴

On March 25, 1926, ten Maryland Clubs finally organized into the Federated Garden Clubs of Maryland (FGCM). By this time five other states had already followed Virginia's lead and established their own state-wide gardening clubs: New Jersey, New York, Massachusetts, Connecticut, and Ohio.⁹⁵ The FGCM's stated mission was to conserve and

preserve native plants and birds; preserve localities of scenic importance; restrict bill boards and encourage civic planting; plant roadsides; and serve as clearing houses for assistance and information for individual garden clubs.⁹⁶

Maryland's initial effort, however, failed, and the FGCM lay dormant for its first three years (1926-1929).⁹⁷ In 1929 the Virginia club once again inspired and spurred the Maryland ladies to action with its Historic Garden Week. Several more clubs joined the FGCM, raising the number of member clubs to sixteen. FGCM then reorganized, formed new committees, and joined the National Federation of Garden Clubs, later known as The National Council of State Garden Club Federations.⁹⁸

Maryland House and Garden Pilgrimage

It was Mrs. Duncan Brent's invitation at this first meeting, however, that truly reinvigorated the club. As a civic-minded woman and personal friend of Mrs. M.C. Patterson, president of the GCV, Mrs. Duncan Brent (Hally Carrington) enthusiastically invited the members of the FGCM to visit the historic gardens and houses of Virginia during the first Historic Garden Week. The fifty cent admission charge benefited the restoration of the gardens at Kenmore, home of Colonel Fielding Lewis and his wife Betty Washington, George Washington's only sister.⁹⁹

The following year (1930), Mrs. Patterson approached Mrs. Brent again, this time suggesting that the Maryland club also arrange a tour of historic houses and gardens to benefit the restoration of the gardens at Stratford, the Virginia ancestral home of Robert E. Lee.¹⁰⁰ Mrs. Brent presented the proposal at the second annual meeting of the FGCM on January 22, 1930. The motion passed, and the Maryland House and Garden Pilgrimage was born.¹⁰¹

The ladies of the Maryland Federation followed Virginia's example to organize the event. The FGCM charged fifty cents per house or garden, and \$1.00 for the hard-back guide

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book which illustrated and described the properties. The tour included thirty-seven houses in seven different counties, and raised \$5,000. The Eastern Shore was the "big drawing card of the first Pilgrimage, about two-thirds of the proceeds being derived from this source."¹⁰²

Between Maryland's first Pilgrimage and Virginia's two Historic Garden Weeks, the ladies' clubs raised \$30,000 to restore the gardens at Stratford.¹⁰³ As the initiator and manager of the project, the GCV gave the Maryland Federation the choice of applying their \$5,000 towards the reconstruction of an octagonal summer house or the planting of some "unusually fine boxwood." Maryland opted for the summer house, which was completed in 1935 and bears a bronze plaque commemorating their contribution.¹⁰⁴

Recognizing the undeniable success of the first Pilgrimage, the FGCM chose to repeat the event the following year with one major change: the money would stay in Maryland. Following the stated mission of the Federation, the club debated between using the proceeds to plant and beautify a stretch of highway to celebrate George Washington's 200th anniversary or to erect copies of the old Mason and Dixon stone markers. This second pilgrimage raised \$3,000, of which \$2,700 was applied to landscaping the five main highway entrances from Maryland in the District of Columbia.¹⁰⁵ Despite the pledge to keep all of the money in Maryland, the remaining \$300 was sent to Virginia to flesh out the Stratford fund.¹⁰⁶

Meanwhile, the main body of the FGCM continued to grow. By 1931, membership exceeded 1,000 with twenty-three clubs across the state.¹⁰⁷ That same year the members launched a committee to publish the "Federated Bulletin" on a quarterly basis to unify the clubs and further serve as a clearing house of information. To publicize the Pilgrimage, which was the FGCM's principal fund-raiser, members created a traveling slide show of the various gardens and houses open on the tour to entice people from other clubs and organizations to attend the Pilgrimage.¹⁰⁸

The Depression seriously thwarted the growth of the young organization, and no Pilgrimages occurred between 1932 and 1935 for several reasons. First, few people could afford the luxury of traveling for recreational purposes. Second, homeowners may have been less willing to open their homes to their peers and the public as the physical wealth of their households shrank. Finally, some homeowners may have been sensitive to flaunting their personal wealth during trying financial times. The idea of the house tours, however, persisted. In October 1934, members discussed staging another pilgrimage, but decided against the proposal as they could identify no special project to receive the funds.¹⁰⁹ The Baltimore City and County garden clubs sponsored their own mini-pilgrimage of ten gardens in 1935 to benefit the Girl Scout Camp on the Magothy River.¹¹⁰ The Pilgrimage Committee re-emerged in February 1936, as Mrs. Rowland Clapp announced plans for another "Garden Week or Pilgrimage."¹¹¹

The committee discarded their old organizational ideas, and revamped the Pilgrimage. Instead of donating all of the funds to one project, the committee devised a system of returning one-third of the proceeds to each county proportional to the county's contribution. The remaining money would then be distributed among the three top projects as proposed by the various clubs and voted upon by the committee. The committee proceeded uncertainly, expressing doubts about whether the Pilgrimage would survive as an annual event, but newspapers across the state latched onto the project, writing articles promoting the tours and lauding their causes.¹¹² In Talbot County, for example, a sizable article appeared with the following comments:

A comprehensive picture of life in the grand manner, as it has been conducted on the Eastern Shore from Colonial times to the present day, has been provided by the program of a garden tour arranged by the Talbot County Garden Club.....The proceeds of the tour will be used for the restoration of the old Bullitt House in Easton, recently bought by a group of men interested in the project of making it the headquarters for an Eastern Shore Historical Society.¹¹³

Mrs. Brent prophetically wrote in her address to the annual meeting of 1936: "With this year a success, Maryland Garden Week will become an annual event, a permanent fixture."¹¹⁴ Realizing the amount of effort and time required to organize the tour and print and distribute the tour books and tickets, the Federation made the Pilgrimage Committee a permanent committee with a paid secretary for the first time in 1936.¹¹⁵ At the same time, the Pilgrimage Committee assumed more autonomy, deciding its own mission separately from the main body of the FGCM.

While the committee had already chosen to apply the 1936 proceeds to roadside beautification, they resolved to name a permanent beneficiary, similar to Virginia's approach to restoring a specific shrine or landmark.¹¹⁶ In the next breath, the committee recommended Annapolis as the principal recipient of the pilgrimage proceeds. After much debate and several false starts, the committee decided against the "Association of the Restoration of Annapolis" until that association "announced specifically the purpose for which it is to be used."¹¹⁷

Between 1936 and 1941 the Pilgrimage generated over \$27,000.¹¹⁸ The money went to projects such as establishing a permanent welfare clinic in Anne Arundel County, restoring the Smallwood House in Charles County, supporting St. Mary's Hospital in St. Mary's County, painting the dining room of the Chase-Lloyd house in Annapolis, restoring St. Barnabas Church, and purchasing and restoring the Hammond-Harwood House.¹¹⁹

Throughout this period, Annapolis remained in the forefront of the committee's activities, and by 1938 the Pilgrimage Committee had selected the Hammond-Harwood House as its beneficiary.¹²⁰ With the help of the Pilgrimage, the Friends of Hammond-Harwood House Association was formed in 1938 and raised \$42,500 to buy and begin restoration. The Hammond-Harwood House Association was incorporated in 1939, and the house opened as a museum in 1941.¹²¹ Every year until 1993, the Pilgrimage donated at least \$4,000 to the museum's maintenance fund as well as an additional sum to its endowment.

Around the same time, the Pilgrimage was again shaken by the political and economic conditions of the nation. At a special meeting of the Executive Committee on October 18, 1939, the FGCM debated canceling the Pilgrimage on account of the unrest in Europe and the threat of another war. The committee, however, decided to proceed with the tour as usual.¹²² The tour was a great success, as described by Mrs. Steiff, chairman of the Pilgrimage Committee, who proclaimed that "people were thrilled and want to come back."¹²³ The 1941 tour, on the other hand, fell short of expectations for several reasons: competition with the Garden Club of America Convention, the unavailability of several key houses, and the opening of several counties for only one day instead of two.¹²⁴ This short-fall, combined with the Japanese attack on Pearl Harbor, halted the Pilgrimage for the next four years (1942-1946).¹²⁵ In the meantime, the FGCM continued to support the Hammond-Harwood House with subsidies from the member clubs.¹²⁶ The Pilgrimage resumed in 1946 and has continued annually ever since.¹²⁷

By 1949, the Pilgrimage Committee had become a well-oiled machine. On April 27, 1953, the Maryland House and Garden Pilgrimage became a separate entity from the FGCM; it incorporated in 1954.¹²⁸ The National Council of State Garden Clubs gave the 1949 Pilgrimage guide book an award for being "the most beautiful publication of its kind they had ever received;" it has changed little over the past half century. The first cruise took place in 1955 on the S.S. Tolchester. For \$3.50 Pilgrims could ride from Baltimore to Annapolis, and back, enjoying lunch and a guided tour of waterfront properties along the way. These cruises continued without interruption for the next twenty-seven years, with only minor changes made to the itinerary and destinations.¹²⁹

Pilgrimage's Relation to Historic Preservation

The Pilgrimage was destined to succeed as the result of careful planning and the generous availability of intriguing houses across the state. As both a committee of the FCCM and a separate organization, the Maryland House and Garden Pilgrimage (MHGP) has actively upheld the commitment of its mother organization to preserve and beautify the built environment. The tours have raised hundreds of thousands of dollars to benefit restoration and renovation projects across the state and have introduced thousands of people to the possibilities of restoring and living in a historic property. At the same time, the Pilgrimage has had a more profound impact: it has preserved Maryland's cultural identity and self pride.¹³⁰ Mrs. Rieman, honorary chairman, graciously described the unwritten purpose of the Pilgrimage in 1947:

It has been a sincere pleasure to have contributed in the slightest degree to this march of time, which has afforded opportunities for making many happy friendships and familiarizing Marylanders with their birthright and heritage. Remember this is a memorial from generation to generation.¹³¹

Educationally, the Pilgrimage gives the public a first-hand look at the history of Maryland, albeit highly selective. The varied collections of furniture, china, fine arts, and other decorative arts, as well as the wide range of architectural and landscape styles, provide visitors with a "deeper appreciation of history, architecture, garden design and the decorative arts."¹³² The settings--both urban and rural--also provide a glimpse into the wide range of lifestyles of historic and contemporary Marylanders.

Historic preservation has consistently been the primary goal of the Pilgrimage since its inception in 1930. Following the Civil War, women's clubs in the South--including Maryland--resolved to salvage the physical remains of a society and culture lost during the Civil War and Reconstruction. As highly visible reminders of Maryland's aristocratic and glorious past, the manors, mansions, and ancestral estates of great men and families became the focus of these

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efforts. Groups, including the Pilgrimage, asserted that saving these landmarks would educate future generations and preserve the memory of "Old Maryland."

By 1954, after sixteen pilgrimages, the success of the organization was assured. Following the advice of their attorney, the ladies of the MHGP officially incorporated on April 27, 1954, "for the complete protection of every single person connected with the work of the Pilgrimage."¹³³ In the resulting by-laws and charter, the ladies formalized their preservation goals: "The object of the Corporation is to assist in the preservation and restoration of historic structures, gardens and landmarks of the State by holding an annual pilgrimage in Maryland."¹³⁴

Implementing its Historic Preservation Mission

Having thus established the Pilgrimage as a fund-raising tool, the club faced the question of where to send the proceeds. While the first Pilgrimage in 1930 was dedicated to raising money for Stratford, in Virginia, the ladies quickly recognized the potential of the tour and the likelihood that surplus funds would accrue. Since that first year, and throughout its long history since, the organization has repeatedly affirmed its determination to apply its funds to preservation projects. In 1941, for example, the committee resolved that "surplus funds be deposited and used for the preservation and restoration of colonial antiquities;"¹³⁵ in 1950 it pledged to raise even more money for the growing list of "worthy restoration projects."¹³⁶

The MHGP is more than just a fund-raising tool, though. In practice, its mission broadly encompasses educating the public about local, state, and national history, and promoting preservation by showing preservation projects at various stages of completion. In addition to the many completed restoration projects included in the Pilgrimage, sixty-two "in process" restoration projects have been shown. The projects have included fully rehabilitating "mansions," restoring gardens and dependencies, and rejuvenating entire city blocks.

One hundred adaptive reuse projects have appeared on tour, showing the possibilities of converting barns, offices, etc. into homes.¹³⁷ Several reconstructions have appeared on the tour, including "Replica," a faithful reproduction of the Adam Thoroughgood House. While most of the other reproductions follow their models less strictly, they nonetheless show the potential of adapting traditional forms for contemporary living. Preservation and conservation techniques, such as paint analysis, historical archeology, and dendrochronology, are represented, along with the use of architectural salvage to enliven historic and modern interiors.

To gauge the success of the Pilgrimage, the organization must be scrutinized in terms of its stated mission: has it succeeded in raising money to benefit historic preservation projects? has it educated the public about history? has it presented the potential to inspire future preservation projects? Through the detailed study of the minutes, correspondence, and other records of Pilgrimage, combined with an analysis of the properties that have been on tour, the following sections attempt to quantitatively identify the successes, failures, and trends of the organization (see Appendix A - Methodology).

Composition

The Pilgrimage has consistently attempted to fill its tours with properties that illustrate the history of architecture, decorative arts, and furniture. The tours include private residences, institutions, gardens, and museums across the state. The proportions of each type of property vary from county to county, and year to year, though several trends emerge.

The total number of properties on tour has fluctuated from year to year, with a sharp rise from 1930 to 1949, followed by a steady decline from 1950 to 1994 (see Figure 2: Total Number of Properties on Tour). The percentage of residential properties, however, has remained relatively constant at sixty-eight to seventy percent per year. Institutions, including

churches and schools, comprise the next largest category, with between sixteen and eighteen percent per year. Commercial enterprises, usually bed and breakfasts, theaters, and art galleries, are at the bottom with between zero and two percent of the properties each year. (See Figure 3: Properties on Tour by Type, and Figure 4: Percentages of Properties on Tour by Type).

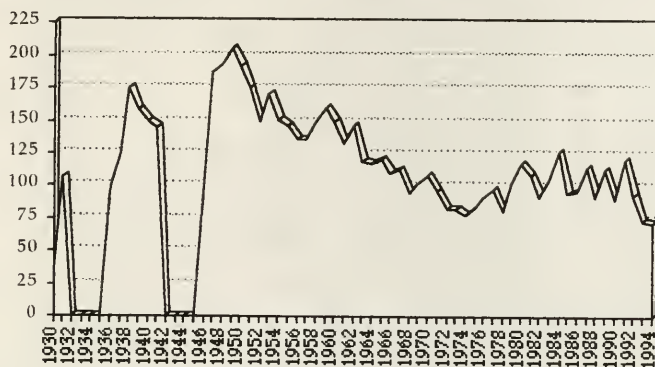


Figure 2: Total Number of Properties on Tour

The real changes are in the appearance of gardens and museums (see Figure 5: Trends of Types of Properties on Pilgrimage). The Pilgrimage's roots in the Federated Garden Club are clearly seen in the inclusion of many gardens in the early years of the Pilgrimage. In 1931, for example, gardens comprised fifty-one percent of the properties on tour. By 1991, only two percent of the properties were gardens. Meanwhile, the trend to include museums is rising dramatically. In the first three decades, museums represented less than five percent of the properties; during the last three decades they have represented from five to ten percent and more.

By themselves, these numbers are harmless; but combined with declining totals, they point to an alarming trend. Either fewer homeowners are willing to open their houses for the tour, or committee members are less persistent and exhaustive in their efforts to recruit properties. Regardless, organizers are falling back on museums and institutions to fill their

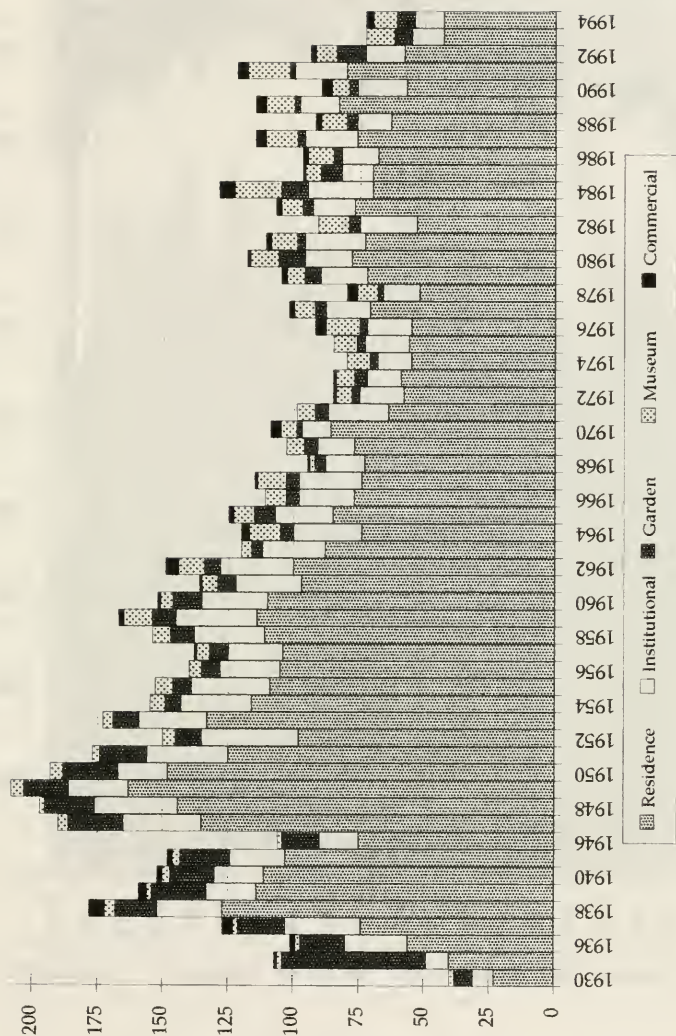


Figure 3: Properties on Tour by Type



FIG. 1. Distribution of the species in the United Kingdom.

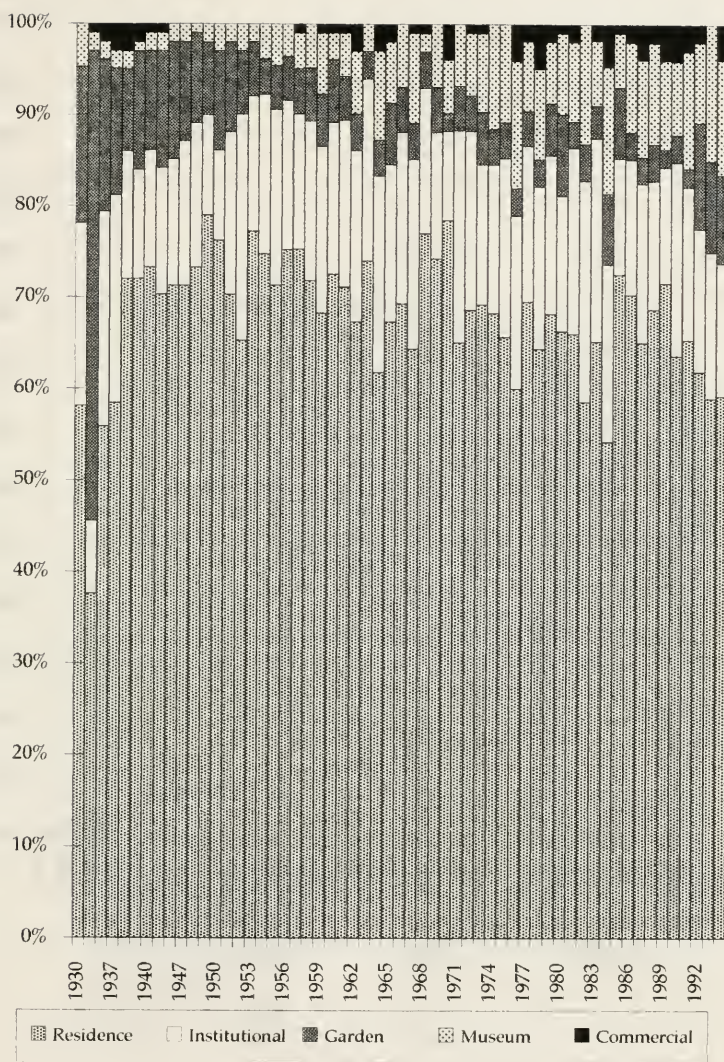


Figure 4: Percentages of Tour by Type

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Chicago, Illinois

1990

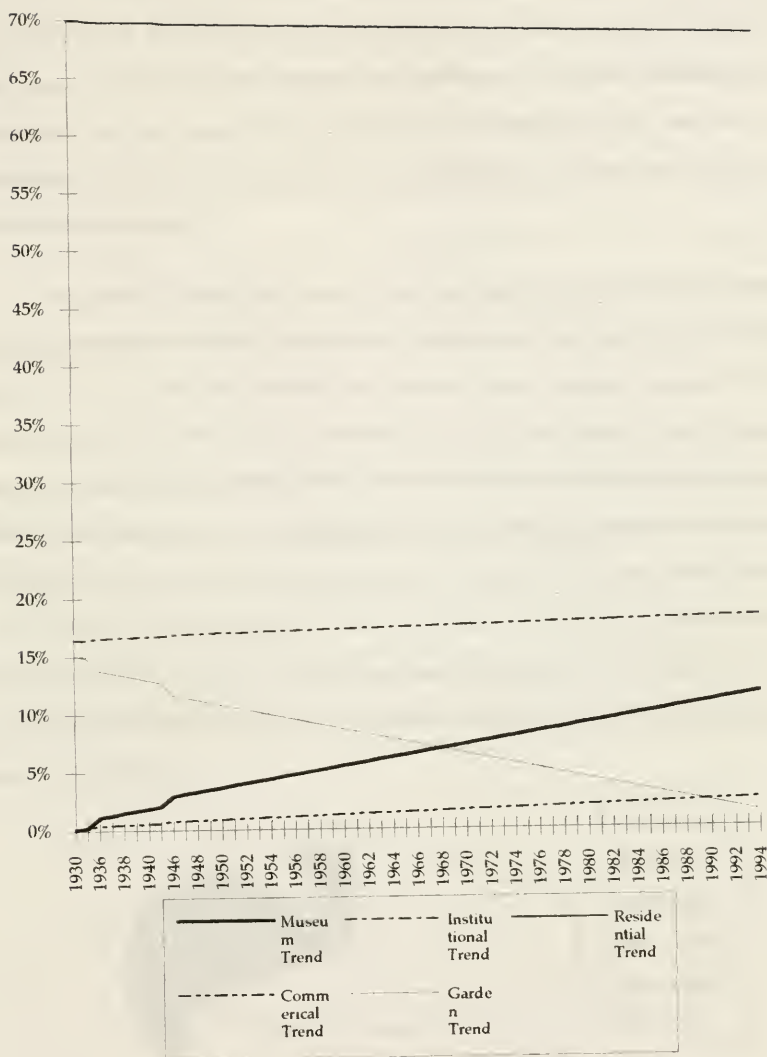


Figure 5: Trends of Types of Properties on Pilgrimage

itineraries. Organizations are more likely to open their doors to architectural pilgrims for three reasons. First, they are accustomed to having crowds of people file through their properties. Second, they often share the preservation and community oriented missions of the Pilgrimage. Finally, many of the museums and institutions are the direct beneficiaries of the Pilgrimage. For the tourist, however, the private residences are the real lure of the Pilgrimage; why should they pay extra to see something they could either see for free or visit any other day of the year?

The majority of properties appear on tour just once (sixty-three percent), though the Pilgrimage minutes consistently report on the satisfaction of the homeowners (see Figure 6: Times on Tour). In 1968, for example, the Charles County chairman reported that "the homeowners felt their efforts were worthwhile."¹³⁸ In 1974, the Charles County homeowners again "were very pleased with the crowd and the many nice compliments they received."¹³⁹ Talbot County "homeowners were delighted with the way things worked out for the tour" in 1970, while Anne Arundel County homeowners were "happy with the way the day had gone" in 1979.¹⁴⁰ So why are the majority of houses on tour only once? Possible explanations include scheduling conflicts, change in ownership, and need for properties in a specific area. Another possible explanation is that homeowners and realtors use the Pilgrimage as an "open house" to market their properties.

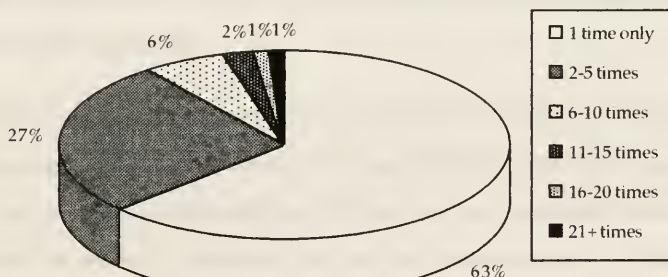


Figure 6: Times on Tour

1. The first step in the process of developing a business plan is to conduct a market analysis. This involves researching the industry, identifying potential customers, and understanding the competitive landscape. A thorough market analysis provides valuable insights into the viability of the business idea and helps to shape the overall strategy.

2. Once the market analysis is complete, the next step is to develop a business model. This involves determining how the business will generate revenue and manage its costs. A clear business model is essential for attracting investors and securing financing.

3. The third step is to create a financial plan. This includes projecting the business's financial performance over a period of time, typically three to five years. A detailed financial plan demonstrates the business's potential for profitability and provides a basis for budgeting and financial management.

4. The final step in the process is to write the business plan itself. This document serves as a roadmap for the business, outlining the mission, vision, and strategic goals. It also provides a comprehensive overview of the business's operations, financials, and marketing strategy.

5. The business plan is a living document that should be reviewed and updated regularly as the business evolves. It is a key tool for managing the business and ensuring its long-term success.

6. The business plan is also a valuable tool for communicating the business's vision and strategy to stakeholders. It provides a clear and concise overview of the business's goals and objectives, helping to align everyone's efforts and ensure that the business is on track to achieve its goals.

7. The business plan is a critical component of the business development process. It provides a structured framework for developing and implementing the business strategy, ensuring that all aspects of the business are covered and that the business is well-positioned for success.

8. The business plan is a key tool for managing risk. By identifying potential risks and developing strategies to mitigate them, the business can avoid costly mistakes and ensure its long-term viability.

9. The business plan is a valuable tool for attracting investors. It provides a clear and concise overview of the business's potential, helping investors to make informed decisions about whether to invest in the business.

10. The business plan is a key tool for securing financing. It provides a detailed financial plan that demonstrates the business's potential for profitability, helping lenders to make informed decisions about whether to provide financing.



Twenty-four properties, however, have appeared more than twenty times each (see Appendix B: List of Properties on Tour Twenty or More Times). Of these, half have always been institutionally or publicly held. Ten have been held privately with between one and four different owners. One was converted from a private residence into a museum and put on tour again (Sotterly). Owners that open their properties year after year have exhibited an extraordinary commitment to the Pilgrimage as well as to their communities as a whole. Several of these houses, including Wye House (Talbot County) and Tulip Hill (Anne Arundel County), are National Historic Landmarks and architectural treasures that would otherwise be closed to the public. By throwing their doors open once a year, they in effect become temporary house museums without the administrative and financial complications associated with house museums.

While houses such as Wye House and Tulip Hill meet the profile of the ideal house for the Pilgrimage because of their availability, age, collections, architectural interest, and settings, the tours also contain properties that are more questionable. Since the birth of the Pilgrimage, organizers have argued about the quality of houses to be on the tour. Given the historical and educational biases of the organization, and its desire to recapture a way of life no longer possible for the majority of people, many of the organizers have been loath to include modern houses on the tour. After all, these houses have no direct association with the great men that molded Maryland and can provide no insight into the architectural magnificence of the colonial days and early republic.

Modern houses, however, have continued to appear in the Pilgrimage with increasing regularity, though the definition of "modern" has changed over the course of the organization's history. What was modern during the first 1930 tour may now be historic in its own right. Nonetheless, the number of properties listed on the National Register of Historic Places (NRHP) and the number of National Historic Landmarks (NHLs) have decreased both in

number and proportion.¹⁴¹ The number of post-1925 houses, on the other hand, is rising steadily (see Figure 7: NRHP, NHL, & Non-NRHP Properties, Figure 8: Percentages of NRHP, NHL, & Non-NRHP Properties, and Figure 16: Post-1925 Houses on Tour). These newer houses have been popular, "well received," and have been included in the tours to illustrate "very lovely places" with beautiful gardens and/or collections.¹⁴²

The issue of quality spans all architectural periods. While most of the houses are beautifully maintained and presented, the occasional exception appears, such as Pleasant Plains Farm in Anne Arundel County, which was criticized for being "untidy" in 1970.¹⁴³ The upper floors of houses have presented questions more than once, with members "recommend[ing] that second floors not be open unless there is something special to be seen. The Committee agreed that this is a good idea."¹⁴⁴

On several occasions, the general process of screening houses has been raised as a result of the inclusion of questionable properties. In 1968, the executive committee sharply chastised Mrs. Brushart for her organization of the Kenwood tour in Chevy Chase:

Many were surprised at the quality of the houses.....Apparently Mrs. Brushart left the organization of the tour to someone else who was unaware of the quality of the houses which are normally included. It was felt that we should be particularly careful in planning new tours that we do not lower our standards and therefore lose our reputation.¹⁴⁵

The issue re-emerged in 1973 when Mrs. Meeker questioned the screening process, asking "how we could avoid having undesirable houses." The executive committee decided that all houses new to the tour should undergo a rigorous screening process, though "what appeals to one person many not appeal to another," and that "occasionally an unworthy house might be included for any of several reasons." These reasons, however, were not cited.¹⁴⁶ Social politics, personal taste, and availability of houses are possible explanations.

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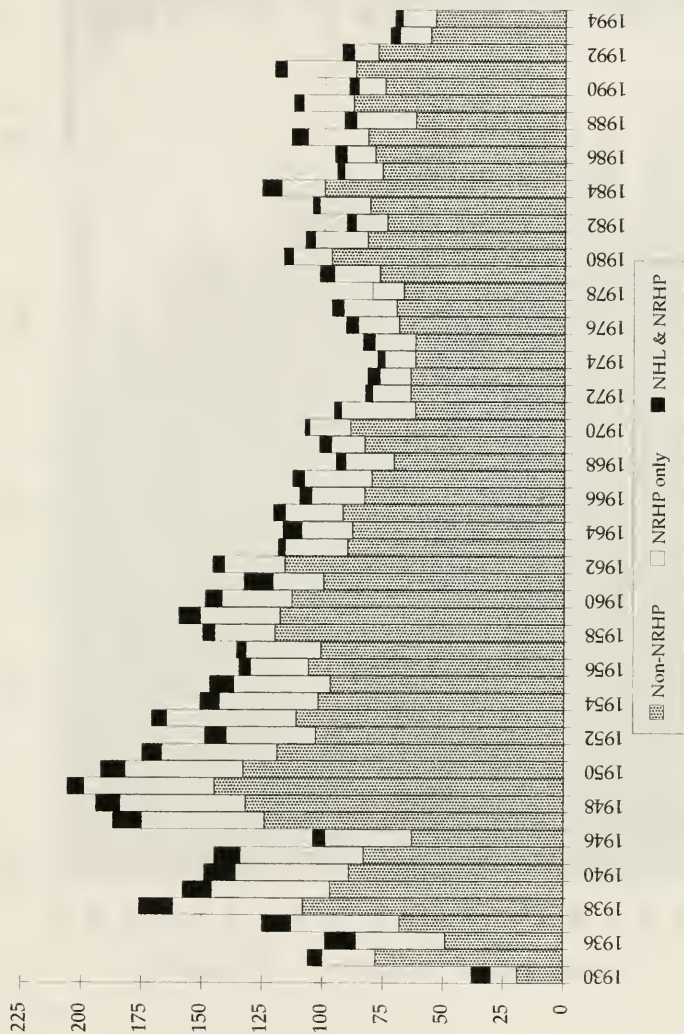


Figure 7: NRHP, NHL, & Non-NRHP Properties



Figure 1: Scatter plot showing a positive correlation between X and Y variables.

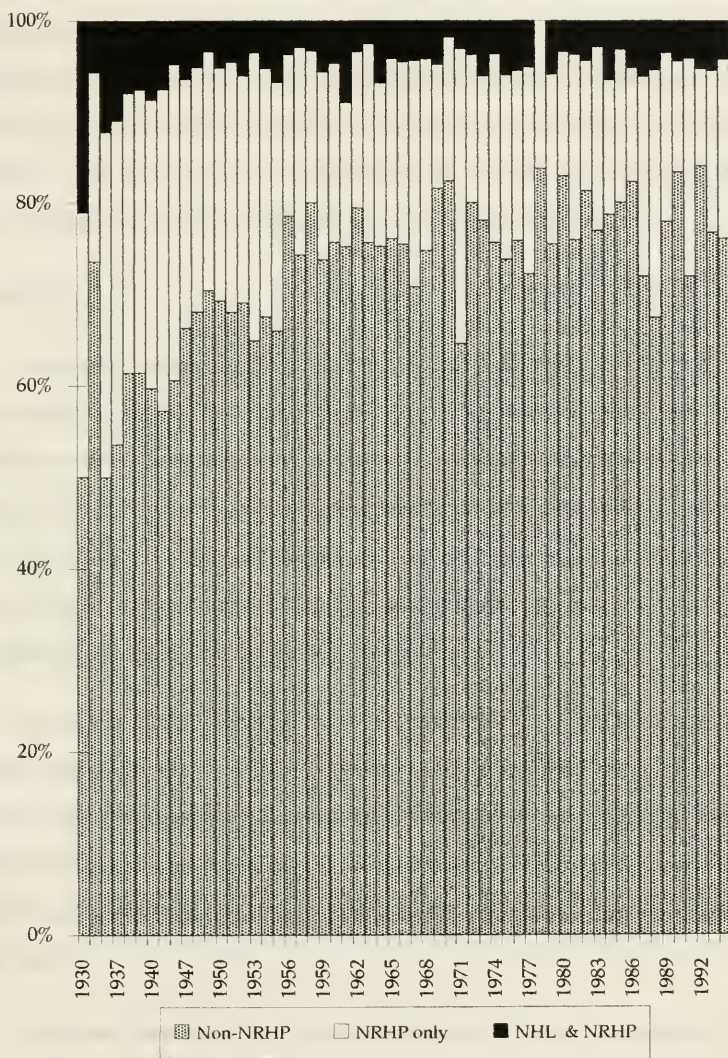


Figure 8: Percentages of NRHP, NHL, & Non-NRHP Properties



Figure 1. Percentage of the population aged 15 and over with a high school diploma or higher, 1950-1990.

Source: U.S. Department of Education, *U.S. High School Graduation Rates, 1950-1990*.

In short, though the organization has recognized the growing number of "modern" houses and houses of lesser architectural interest on the tour, the trend has continued. One explanation lies in the declining number of houses on tour. As the totals decline and committee members find it more difficult to procure the more architecturally and historically significant properties, organizers are forced to relax their selection criteria to fill tours. Another possible explanation is that the organizers are responding to the changing interests of their audience: interest in interior decoration is challenging interest in architectural history.

Attendance

While exact annual attendance figures are unavailable, the minutes and financial reports provide some data. By dividing the tour gross revenues by the ticket price, figures for attendance can be estimated. Minutes occasionally include attendance figures, as well. The 1969 Talbot County tour, for instance, reported a record crowd of 1,175 people at Wye Plantation, and 1,144 at Wye House.¹⁴⁷ While these figures are unusual, the tour has consistently attracted crowds of people. Even today, with the total attendance figures falling, the crowds still exceed three thousand (see Figure 10: Attendance & Population).

The typical pilgrim traditionally has been a Caucasian, middle-aged woman (40-60 years old). This profile also matches the composition of the members of the Pilgrimage. While buses of tourists from out-of-town have trekked to Maryland for the Pilgrimage, most visitors come from Maryland. Many come to reap the educational benefits of the architecture and decorative arts, while others come for the entertainment value and the chance to see how other people live.¹⁴⁸

Attendance peaked in 1949 with 6,925 pilgrims.¹⁴⁹ Like the declining trend of properties open on tour, however, the attendance figures have been waning since the 1950s. These trends are in sharp contrast to Maryland's population trend which has been rising

steadily since the 1890s (see Figure 10: Population Statistics for Maryland). In 1890, for example, Maryland was home to over 1 million people; by 1950 this number had risen to 2.3 million, and in 1990 the figure stood at nearly 4.8 million.¹⁵⁰ Until the 1970s the racial composition was consistently seventy-nine to eighty-three percent Caucasian and twenty-one to sixteen percent African-American, Asian, Native American, and others. Beginning with the 1980 census, however, the composition began to shift, with seventy-five percent white, twenty-six percent non-white. The Pilgrimage, however, has done little to modify the properties on tour to address a broader, multi-cultural audience.

Year	MD Population	White	% White	Non-White	% Non-White
1890	1,042,390	826,493	79%	215,897	21%
1900	1,188,044	952,424	80%	235,620	20%
1910	1,295,346	1,062,639	82%	232,707	18%
1920	1,449,661	1,204,737	83%	244,924	17%
1930	1,631,526	1,354,170	83%	277,356	17%
1940	1,821,244	1,518,481	83%	301,931	17%
1950	2,343,001	1,954,975	83%	385,972	16%
1960	3,100,687	2,573,814	83%	526,873	17%
1970	3,922,399	3,194,888	81%	699,479	18%
1980	4,216,975	3,166,142	75%	1,114,029	26%
1990	4,781,468	3,393,964	71%	1,387,504	29%

Figure 9: Population Statistics for Maryland

Revenues

While the attendance figures follow the total number of properties on tour on a steady decline, the revenues, both net and gross, continue to rise. When adjusted for inflation and changing costs of living, however, the trend is actually declining.¹⁵¹ Though ticket prices have risen over the fifty-seven year history of the Pilgrimage, they are less expensive now when adjusted to 1993 dollars (see Figure 11: Net Revenues & Ticket Price).

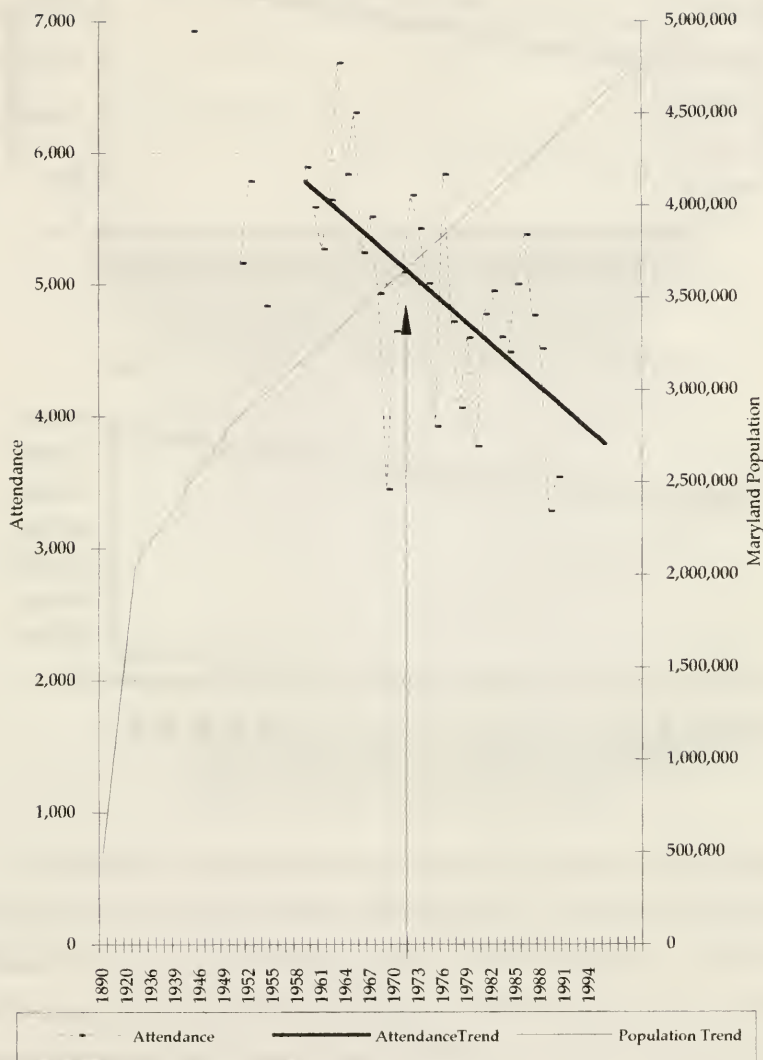


Figure 10: Attendance & Population

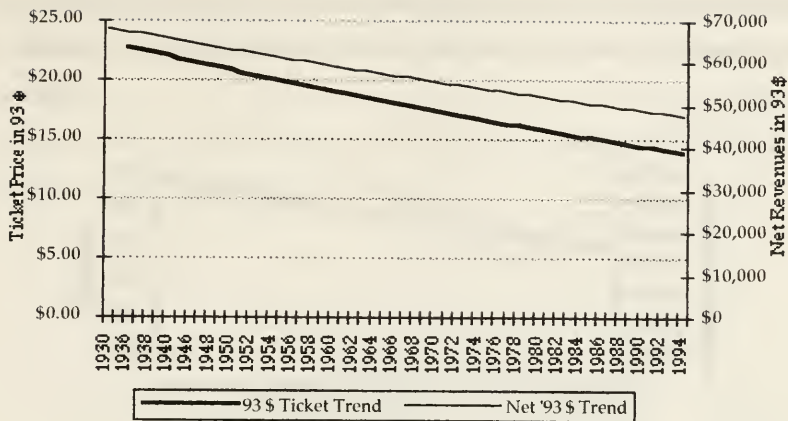


Figure 11: Net Revenues & Ticket Price (Adjusted to 1993 Dollars)

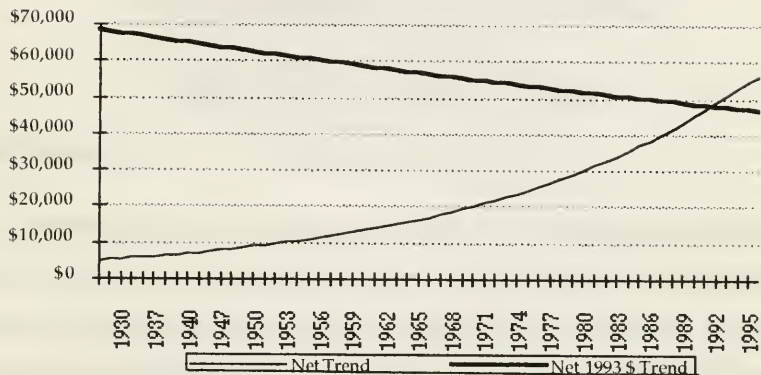


Figure 12: Net Revenues Adjusted to 1993 Dollars

These trends of falling attendance and falling revenues present a serious dilemma for the organization: have people lost interest in the Pilgrimage or are ticket prices lagging behind inflation and the cost of living? While the by-laws created the Pilgrimage as a fund-raising tool, the organizers have reached for more expansive, educational goals. Can they afford to continue educating the public about local, state, and national history by lowering ticket prices? Would attendance rise with lower ticket prices? Or is the Pilgrimage a social dinosaur, on the

verge of extinction? Answers to these questions can only be speculative, though I maintain that the Pilgrimage remains an important force in Maryland preservation and should be "re-invigorated."

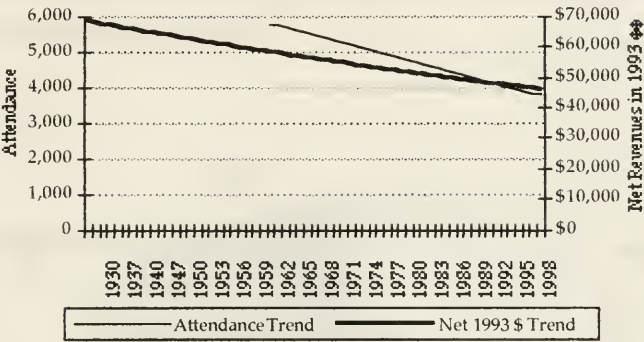


Figure 13: Attendance & Adjusted Net Revenues

Beneficiaries

Following each year's tour, the organizers determine the net revenues by subtracting the expenses from the gross revenues. Half of the net revenue is returned to the participating counties, while the other half is given to three "Special Projects" as presented by the counties and voted upon by the Pilgrimage's Executive Committee. Until 1993, the Hammond-Harwood House received an annual contribution to its maintenance fund (usually \$4,500) and a separate donation to its endowment fund (\$1,000 to \$4,000 as funds allowed) out of the "Special Projects" fund. The reasons for halting the contribution are unclear, but may stem from falling revenues.¹⁵²

While records about where the money has gone are incomplete, minutes, financial statements, and tour books give some indication about which organizations have benefited from the Pilgrimage. Of the 337 known beneficiaries, the dollar contributions are known for only

185.¹⁵³ The organizations fall into five main categories: restoration (which can include landscape restoration included with structural work), community service (hospitals, relief funds, etc.), institutions (i.e. schools), museums and historical societies, and landscape (with no work to associated structures) (see Figure 14: Total Number of Beneficiaries and Figure 15: Amount of Distributions to Beneficiaries).

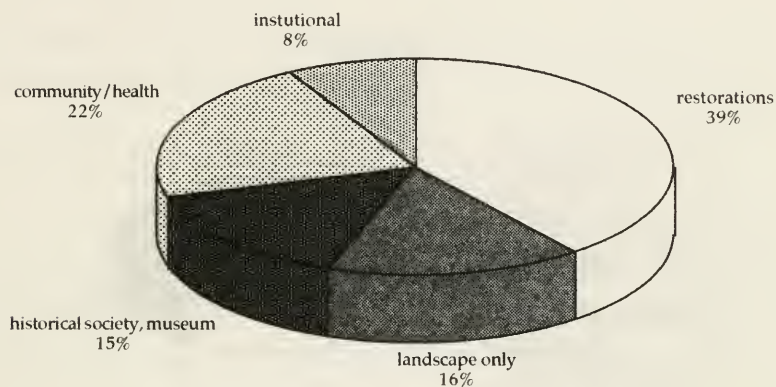


Figure 14: Total Number of Beneficiaries

The majority of the organizations are preservation-related (182, or fifty-four percent), including restoration projects, historical societies, and museums (see Appendix B: List of Beneficiaries). The known distributions, however, are seventy-one percent (\$475,659) to preservation-related organizations. The remainder, \$196,937 (twenty-nine percent), goes to institutional and community organizations whose missions differ from that of the Pilgrimage.

Figure 10. The pie chart shows the distribution of the different types of land use in the study area. The data is as follows:

Land Use Type	Percentage
Forest	35%
Grassland	25%
Water	15%
Urban	10%
Barren	15%

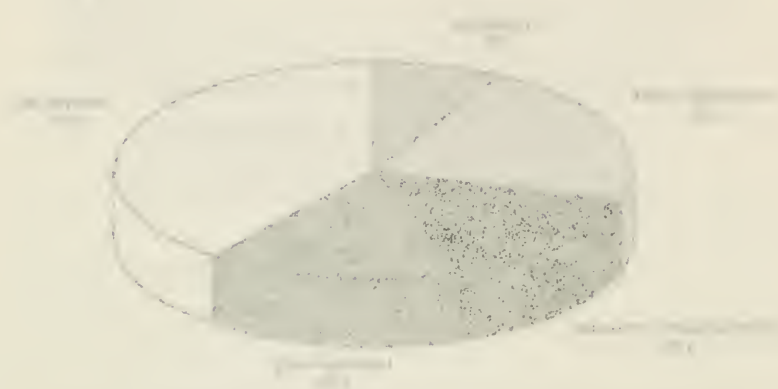


Figure 10. The pie chart shows the distribution of land use types.

The results of the analysis show that the land use in the study area is dominated by forest and grassland. The forest area is 35% of the total area, while the grassland area is 25%. The water area is 15%, the urban area is 10%, and the barren area is 15%. The results of the analysis show that the land use in the study area is dominated by forest and grassland. The forest area is 35% of the total area, while the grassland area is 25%. The water area is 15%, the urban area is 10%, and the barren area is 15%.

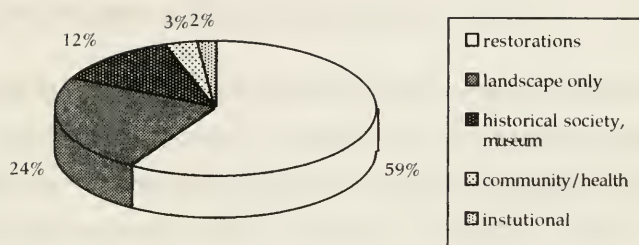


Figure 15: Amount of Distributions to Beneficiaries

Problems

"Are we a part of the past? (White gloves and afternoon tea?)," Pilgrimage organizers asked themselves in 1993.¹⁵⁴ The data indicates some troublesome trends: declining property totals, declining attendance, declining numbers of historic properties, and declining privately owned properties on tour. The minutes periodically raise these issues, suggesting that the organizers have been grappling with these difficulties for some time. Despite these problems, the Pilgrimage has generated between \$3,000 and \$60,000 (net) annually since 1930. More recently, it has netted between \$19,000 and \$60,000 (see Appendix E - Gross & Net Figures).

Low Property Numbers Because of Homeowner Concerns

Arranging houses for the tour has plagued committee members who have often struggled to fill their county's tour with grand old estates, or at least interesting modern homes in beautiful settings.¹⁵⁵ The total number of properties appearing on tour peaked in 1949 with 206 properties in thirteen counties. Since then, however, the numbers have fallen to a low of seventy-one properties in 1994. Attendance figures have directly paralleled the decline in numbers of properties. Have both homeowners and pilgrims lost interest in the Pilgrimage? Or are today's homeowners hesitant to include their houses on tour, and pilgrims less willing to trek across the state to see fewer (and newer) houses? The minutes are full of comments about the "difficulty in getting good houses" but rarely do they discuss the reasons.¹⁵⁶

As previously discussed, homeowners consistently have voiced pleasure with the outcome of tours, despite occasional difficulties. The automobile has posed numerous problems, including road marking, parking, and traffic flow.¹⁵⁷ In 1939 the Pilgrimage Committee suggested chartering a car for the event, hinting at the relative scarcity of vehicles.¹⁵⁸ By the 1950s cars were widely available and buses were widely used to shuttle groups from one property to the next. While buses eliminated some traffic congestion, they created two

different problems: where to park the mammoth vehicles, and how to prevent them from destroying carefully graded driveways. Homeowners quickly opposed the increased use of buses. In 1952 many of the homeowners virtually boycotted buses by specifically requesting "No Buses" in the tour book. Some owners have arranged for small shuttle buses or cars to transport visitors from the end of the lane to the main house and back as an alternative.¹⁵⁹ Other homeowners have recruited people to direct traffic along narrow lanes and roads and to manage the parking as necessary.

Other traffic problems have stemmed from the lack of major highways and roads. Before 1952, one could travel to the Eastern Shore one of two ways: driving up and around the head of the Bay or taking a ferry across the Bay. The William Preston Lane Jr. Bridge, or the Chesapeake Bay Bridge, finally connected the Western and Eastern shores in 1952. The bridge was so immediately popular and congested that a second span followed in 1973.¹⁶⁰ In addition to opening up the peninsula to beach-goers and real estate speculators, the bridges gave tourists access to parts of the state previously known by a relatively small portion of the Maryland population. Other major road improvements included the precursor of Route 1 in 1906, the Baltimore-Washington Parkway in 1954 (I-295), and Interstate-95 in 1971.¹⁶¹

With the improved access to houses and the use of buses to import dozens of people at a time, the Pilgrimage faced a new administrative dilemma: overcrowding. Homeowners are responsible for recruiting friends and family to serve as "hostesses" to answer questions and generally keep an eye on the property. The number of hostesses per house, however, varies greatly.¹⁶² With the arrival of one or more busloads of pilgrims, the house may become dangerously full and the hostesses may become overwhelmed. Delicate objects and furniture are put at risk as visitors strain to see around each other to examine collections and architectural details.¹⁶³

Even with overcrowding, lack of hostesses, and other administrative obstacles, the Pilgrimage has experienced very little property damage. The minutes indicate that casualties have included a piece of china, a lamp, several damaged lawns and driveways, and one broken arm.¹⁶⁴ Despite this good track record, the late twentieth century is plagued by an undercurrent of suspicion and distrust. Today's homeowners' perceptions of the physical and security risks to their properties may deter them from opening their houses, or even their yards, to the Pilgrimage. The result is fewer properties open on the Pilgrimage.

Fewer Old Houses on Tour Because of Looser Selection Criteria

With fewer homeowners willing to open their houses for the tours, Pilgrimage organizers are forced to broaden their search for properties to fill their itineraries. Ideally, organizers would like to fill their tours with eighteenth and nineteenth century estates filled with priceless antiques and decorative arts. But the owners of these properties have more to lose, and decline the invitation. Even the more interesting modern houses with good collections defer for the same reasons, leaving less engaging, usually newer properties (with less at risk) to fill the empty spaces in the tours. Visitors are quick to notice the difference in quality and attendance may wane as a result.

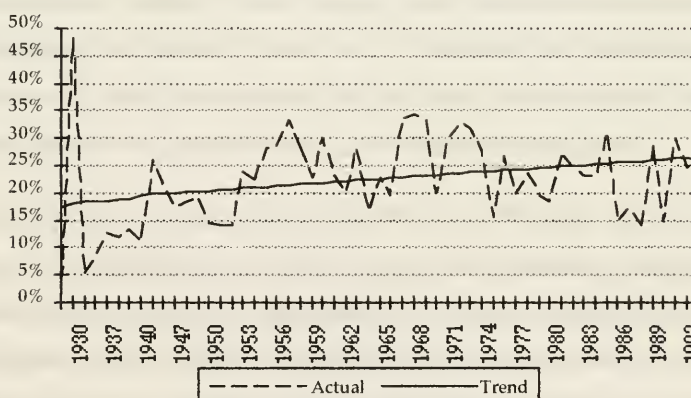


Figure 16: Post-1925 Houses on Pilgrimage

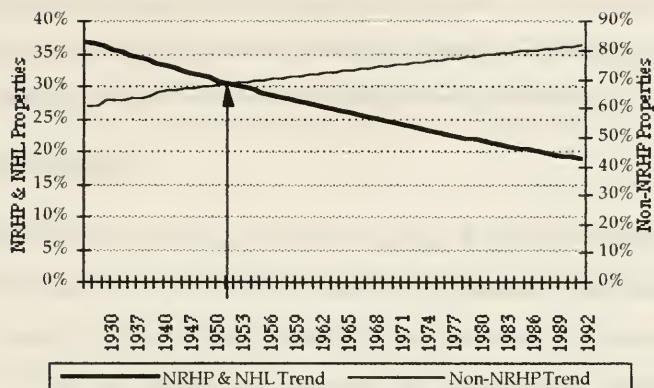


Figure 17: NRHP & Non-NRHP Trends

Low Attendance Because of Competition with Other Events

The Pilgrimage does not exist in a vacuum, and has had to compete with similar events throughout its long history. Other house tours, festivals, conventions, and celebrations have either limited the number of tourists available on a given day or prohibited the tour altogether. Annapolis, for instance, has dealt with these outside forces on more than one occasion and actually withdrew from the itinerary in 1948 when the town was scheduling a grand celebration and festival.¹⁶⁵ Cross Keys, in Baltimore City, experienced similar difficulties in 1977, though they continued their tour with a reduced number of pilgrims.¹⁶⁶ With more choices of tours, people's loyalties to the Pilgrimage are being tested.

Spin-off house tours have posed another threat to the Pilgrimage. In 1936, while the Pilgrimage was temporarily inactive, Prince George's County organized a mini-pilgrimage which posed no threat to the mother organization. The St. George's Garden Club, on the other hand, proposed a similar endeavor in 1968 and met much protest from the Pilgrimage Committee. The organizers debated amongst themselves about the validity of their argument.

They concluded that they would have to concede to other house tours since the Pilgrimage had no monopoly on house tours, and that the local groups could probably raise more money on their own than as part of the larger tour because of reduced overhead and administrative expenses. The organization still embarked on a crusade to discourage these individual tours.¹⁶⁷

Is It Worth the Effort?

"There are serious problems, particularly financial. Is the effort required to raise money worth the amount we turn back to the counties?," the organizers asked themselves in 1993. They cited a "drop in income compared to past years due to a decline in tour attendance."¹⁶⁸ That year, however, was particularly low; the next year (1994) brought in significantly more money (\$21,476 netted in 1993 vs. \$49,130 in 1994).

Finances are an easy target for an organization experiencing self-doubt, but they do not paint a complete picture of the organization's success. Even as attendance figures fall, the attendance per house is rising, indicating that people are still interested in house tours. While the Pilgrimage may not be donating as much money to preservation projects as it would like, it is still educating the public about local, state and national history, as well as restoring private homes (see Figure 18: Attendance Per House Trend). The amounts that the Pilgrimage does donate to preservation causes are still welcomed by the beneficiaries, many of which struggle to survive.

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Recommendations

"Can we infuse the MHGP with new energy and direction or should we fold with dignity?"¹⁶⁹ After much debate and arguments on both sides, the Pilgrimage Central Committee voted thirteen to eight to continued the Pilgrimage in December 1993.¹⁷⁰ The closeness of this vote indicates that the Pilgrimage is on probation and subject to close scrutiny over the next few years. The Maryland House and Garden Pilgrimage has served as a valuable preservation tool in Maryland for sixty-four years and can continue to do so with a few minor adjustments.

Increase Homeowner Participation By Addressing Their Concerns

The Pilgrimage suffers from slowing momentum in both the organization itself and from the homeowners that make the tours a success. For whatever reason, fewer homeowners are opening their homes for the Pilgrimage, and fewer tourists are attending the Pilgrimage. At the same time, a comparison of the attendance trend with the trend of people attending each house indicates that the interest in visiting houses is actually rising.¹⁷¹ While both the attendance and total number of properties on tour are declining, the total number of properties is declining faster (see Figure 19: Attendance & Houses on Tour). As discussed above, a study of the attendance per house reveals that people are still interested in touring houses. By increasing the number of houses open each year, the falling attendance trend could reverse. So, how can the organizers convince more owners to open their homes? Organizers have superficially acknowledged the "changing character of homeowners and Pilgrims," but have not addressed how to adapt the organization.¹⁷²

As discussed, today's homeowners tend to be more wary. At the same time, many of the ancestral homes which filled the early tours, such as the Lloyd family at Wye House, no longer appear on the tour because they have left the families who religiously opened these houses for the Pilgrimage. Few homeowners today occupy their houses for more than twenty

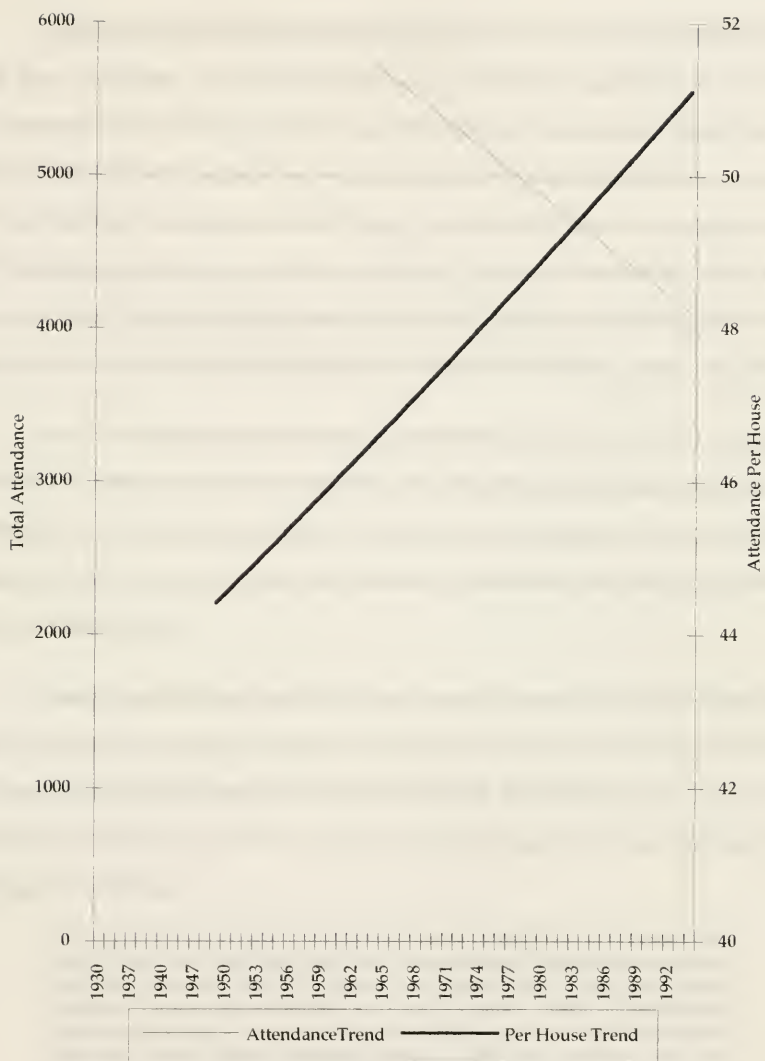


Figure 18: Attendance Per House Trend

years, and most do not share their forebearers' sense of commitment and obligation to share their houses with their communities.

Organizers must re-educate homeowners about their houses and convince these people that their properties are architecturally and historically significant within their communities. While the new owners of important Maryland houses might know the basic history of their property (names of owners, major events, etc.), they might not know some of the facts surrounding the construction of their house. Even some of the more contemporary houses have interesting histories because of their architecture, situation on sub-divided estates, or role in local history. Homeowners might also be interested to learn about the architecture of their properties and how it relates to the architectural movements of the state, region, and nation.¹⁷³

In short, homeowners need to be convinced that their house is special.¹⁷⁴ Homeowners who feel that their properties have much to offer the public educationally might be more willing to open the houses to the public for one day a year. The organizers must then convince homeowners that the pilgrims really are interested in architecture and history, not just what lies on the coffee table.

Homeowners also share some common concerns about opening their houses to the public: security, property tax increases, damage to property and collections, and lawsuits. Damage concerns can be addressed simply by showing the history of the Pilgrimage: very little damage has occurred. Other tours across the country have had the same results, as described by the organizer of another tour:

Every year we see people tiptoeing around our oriental rugs. We have to beg people to go into rooms and walk on the wood floors. Bottlenecks form at the front door as guests carefully remove every gram of dirt from their shoes. Smokers remain on the sidewalk until the last puff is history. Very seldom will anyone bring a young child on tour (they want to enjoy themselves, after all). In short, when the door is closed on the last departing guest, the place will be in the same shape as it was that morning.¹⁷⁵

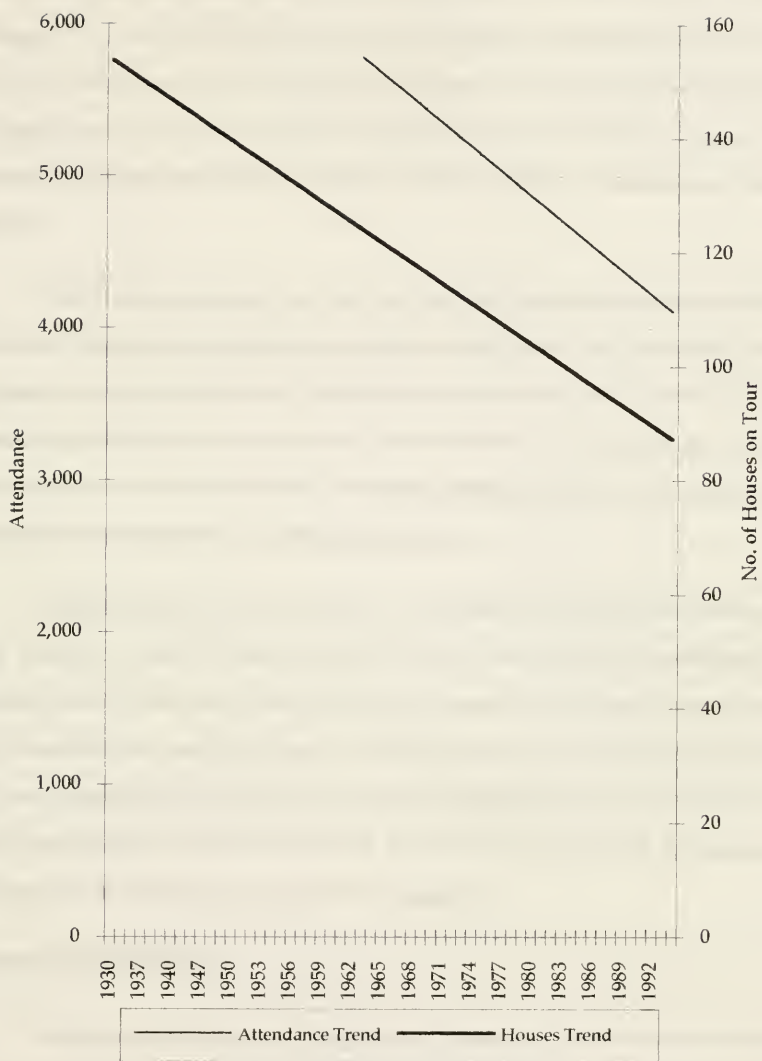


Figure 19: Attendance & Houses on Tour

As for security, tour experience suggests that thieves do not come on house tours: "Why should they spend five dollars when so many people make it so easy for them to get in for nothing?"¹⁷⁶ Tax assessors don't "prowl around," and to date no homeowner has been sued for an injury (i.e. broken arm) incurred during the Pilgrimage. For unconvinced homeowners, the committee could survey major insurance companies that cover Maryland properties and assemble information about what is covered under the majority of homeowners' insurance policies.

Finally, homeowners need to be told how they will benefit from the tours through tax deductions. Before the tours, each homeowner chooses which charity will receive the proceeds generated from their particular house. Most homeowners add their proceeds to the county-wide project, though some send their proceeds to a separate charity. County pilgrimage committees carefully select non-profit beneficiaries, so that the donations made by homeowners to these projects will be tax-deductible, charitable contributions.

Homeowners need to know these facts. A one-page, tri-fold pamphlet could address these commonly voiced concerns and might convince some undecided participants. The pamphlet would discuss briefly the Pilgrimage's experience with property damage, security risks, insurance issues, and legal exposure, as well as the mission of the Pilgrimage and projects that have benefited from the proceeds. The process of distributing the proceeds to the counties and to special projects would also be explained, as well as the tax benefits to the homeowners. (See Appendix H: Information to be Included in Pamphlet.)

Organizational Changes

Writing a pamphlet is easy compared to "infusing the MHGP with new energy." Lifestyles are changing, and women's clubs are universally suffering from a declining and aging membership. Since the 1930s the role of women in American society has changed dramatically.

The number of dual-career families is on the rise, resulting in fewer women at home with time to devote to community service and charitable organizations. At the same time, younger women lean away from the traditional women's clubs, which, like the DAR, have acquired negative connotations such as staunch and radical feminism and social elitism. For the Pilgrimage, these changes manifest themselves in an aging membership and declining homeowner participation. Reversing this trend will require a long-term publicity campaign for women's clubs as a whole.

The Pilgrimage is certainly not blind to the changing times, and has taken a hard look at itself in the past few years to determine whether it should continue, and, if so, what changes need to be made. Their suggestions have included hiring a full-time administrator and a marketing consultant, changing the tour process, re-examining beneficiaries, and making tour tickets tax deductible.¹⁷⁷

A full-time administrator would be quite expensive and would have to be paid out of the net revenues from the tours. The Pilgrimage is concerned that the amounts returned to the counties is already negligible. Unless the administrator served as a "Director of Development," generating two or three times his or her salary in donations or revenue increases annually, the situation would worsen for the counties. Such a professional would also "change the complexion of the Pilgrimage," as members pride themselves on their personal contact with the homeowners they recruit for the Pilgrimage. A marketing consultant would be a viable option, assuming that the organization would be willing to implement the recommendations of a final report.¹⁷⁸

The organizers have accused themselves of sponsoring the "wrong projects," and have stressed the "importance of choosing a Special Project that is appealing to most homeowners."¹⁷⁹ The statistics support this trend if one defines "wrong" as non-preservation related (see Figure 14: Total Number of Beneficiaries and Figure 15: Amount of Distributions to Beneficiaries). While homeowners should still be allowed to designate where the funds raised

by their property go, county projects should be more carefully scrutinized to insure that the projects meet the stated mission of the organization.

The Pilgrimage should also seriously consider sponsoring a single project statewide, instead of numerous county projects. While the many recipient organizations are undoubtedly grateful for donations of any amount, larger sums would have more of an impact. If the Pilgrimage treated their annual donation like a grant--announcing, receiving and reviewing applications--they could ensure that the recipient projects match their mission. The choice a non-traditional, philanthropic project, such as the restoration of worker's housing or an African-American community, might also present a publicity opportunity and generate a new audience for the tour. At the same time, the general audience might be willing to pay higher ticket prices if they knew unequivocally where the proceeds were going.

On the negative side, this process would create more work for the office administrator who would have to announce and publicize the grants and field the applications. The central committee, however, would still review the applications, similar to the process of choosing "special projects." The grant process would also publicize the efforts of the Pilgrimage among other preservation and community organizations and would promote its image as a preservation organization, not just a ladies social club.

The committee has also suggested alternatives for the tour process itself: private tours, subscribed tours, and "patrons only" tours.¹⁸⁰ While the private, subscription, or "patrons only" tours could charge higher rates and would ensure smaller, hand-picked crowds, they should be used only in conjunction with open admissions tours. These closed, reserved tours would cater to the "Old Maryland" social circle and would make the Pilgrimage appear to be an elite social club.

Pilgrimage organizers have also suggested concentrating the tours in one week, making tickets tax deductible, and coordinating their efforts with other organizations. Concentrating the tours in one week would present problems for most tourists who work Monday through Friday. Tax deductible tickets would be a welcome addition to the tour, though it is unlikely that this gesture would draw new tourists.¹⁸¹ Working with other organizations would be to the advantage of the Pilgrimage, as well as the partner organizations. Groups such as Preservation Maryland, Historic Annapolis, and the Maryland Historical Society share the Pilgrimage's preservation mission and contain extensive architectural and historical libraries. Advertising, clerical duties, and grant reviews could be successfully coordinated with these other organizations, as well.

The Pilgrimage has also grappled with the need to involve younger members.¹⁸² As of 1993, seventy-six percent of the Central Committee of the Pilgrimage was over sixty-five years old.¹⁸³ While these older women have extensive experience with the Pilgrimage and strong ties with their communities, their associations are usually within limited social and community circles. Younger women would offer a new perspective on homeowner concerns, as well as a wider range of community contacts and broader pool of potential pilgrimage participants. At the same time, younger homeowners might be more likely to open their home if approached by someone from their own social and peer group.

Assuming that the Pilgrimage will remain a primarily female organization, how can it attract younger women? First, the Pilgrimage should be more flexible about meeting times.¹⁸⁴ It has traditionally met during the daytime, when many younger women are at work. By holding the meetings at night, the committee would be able to accommodate younger, working-women who are already interested in the Pilgrimage.¹⁸⁵ Many other young women are unaware of the Pilgrimage and its mission. Information about the organization itself, not just the annual house tour, could be spread through articles in the media to generate more interest.

Young women in high school and college could be selectively recruited to work as unpaid interns doing promotional or clerical work in the office or serving as hostesses during the annual tour. Many local secondary schools require their students to perform a certain number of hours of community service in order to graduate.¹⁸⁶ Similarly, colleges frequently require or strongly suggest summer externships or internships (paid or otherwise) for graduation. Young women thus indoctrinated in the Pilgrimage could form the nucleus of a younger generation of Pilgrimage advocates and future members.

Conclusion

Modern architectural tourism traces its origins to religious pilgrimages which evolved and shifted their focus away from visiting religious shrines to visiting the houses of great, but mortal, men. Unlike their religious predecessors, architectural pilgrims sought a national consciousness, monuments "to a way of life 'no longer possible,'" and "taste."¹⁸⁷ The movement appeared in the United States in the mid-nineteenth century when women's groups began preserving shrines to heroes of American history. The popularity of women's clubs which began around the same time further encouraged the trend.

The women's clubs quickly recognized the popularity of visiting house museums dedicated to heroes or historical events, and expanded the practice. The Garden Club of Virginia became the first club to open private houses to the public annually in 1929, and Maryland followed in 1930 with the creation of the Maryland House and Garden Pilgrimage (MHGP). Both clubs have asserted that people enjoy revisiting the past through experiencing historic places. As Mrs. John C. Hayes, President of the Garden Club of Virginia, wrote in 1941:

It has been said that there is no better way to know our past then to visit the scene of our beginnings. In early days the home was a complete unit, economically and socially. To sit now in these gardens, in the shade of widespreading trees; to visit the manor house and workshops, the outbuildings and graveyards; and to view the broad cultivated acres of the estates of our ancestors, is to realize better from what manner of men our nation has sprung.¹⁸⁸

The role of organizations like the MHGP in historic preservation has gone unrecognized. Not only have house tours educated people and raised awareness about historic places, but they have also collected large sums to support restoration projects. The success of the Pilgrimage has hinged on several factors. First, the efforts of the organization to promote and publicize the event has brought the MHGP to the attention of thousands of people across the country. Second, the organization has carefully built and maintained working relationships

with the participating homeowners. Finally, the Pilgrimage has effectively manipulated nostalgia and human sentiment to present an aura of the "good old days" during each of its fifty-seven tours.

More than publicity or cheer-leading, the success of the Pilgrimage lies in its mission to educate the public about the history, architecture, landscape, and decorative arts of Maryland. As the nation-wide interest in historic preservation has surged over the past century, the Pilgrimage has provided the public with an opportunity to see a variety of preservation, restoration, renovation, and adaptive reuse projects at various stages of completion. Though unmeasurable, the restoration projects shown on tour may have inspired some of the visitors to embark on their own preservation related projects. Similarly, a growing interest in and awareness of historic decorative arts may have lead a number of people to attend the Pilgrimage year after year to examine the varied collections usually hidden from the public eye. Voyeurism is inextricably linked with both of these forces, as well.¹⁸⁹

The notions of "home" and "the good old days" are another integral part of the Pilgrimage's success. The MHGP sells an ideal vision of Maryland and its history. Grand manors, ancestral estates, and mansions filled with interesting collections comprise the tours, though only a small percentage of Maryland's population actually lives in this style. Nonetheless, the continued existence of this life-style represents a permanence in the Maryland culture that has been able to survive wars, economic hardships, and changing social norms.¹⁹⁰

Today, the Pilgrimage faces an uncertain future and must re-examine its organizational structure and approach to house tours. Negative trends in attendance, revenues, and properties on tour suggest that the popularity of the Pilgrimage is waning. Knowing that these trends exist, the Pilgrimage must adapt itself to the changing times. Using statistical data and knowledge of the Pilgrimage's history, I have identified the Pilgrimage's contributions to preservation and developed three recommendations to secure its future success:

1. Develop a one-page brochure or pamphlet to urge homeowners to open their houses for the tour. By outlining the Pilgrimage's goals and mission and identifying the benefits to the community, homeowner, and organization, the organizers can address the concerns of homeowners, and boost the number of properties open on tour.
2. Apply each year's proceeds to a single project in the form of a grant, instead of distributing small amounts to a wide variety of projects. This measure would ensure consistency with the group's preservation mission, provide more effective support of projects, and promote the Pilgrimage as a preservation organization among the more widely recognized Maryland preservation organizations.
3. Recruit high-school and college interns to assist in the promotion and organization of the annual tours and the "grants." This action would ease the burden on paid and un-paid volunteers, and cultivate a new generation of Pilgrimage organizers and devotees.

Appendix A - Methodology

This thesis relies heavily on two sources of information: annual tour books and meeting minutes. Every tour book since 1930 has provided background information on each property open on the Pilgrimage. By extracting this information, I have been able to assemble statistics about the Pilgrimage and track trends. The minutes have supported these findings and have supplied missing pieces of information.

I entered the information into a computerized database (Claris File Maker Pro 2.0), which allows me to search and sort by several categories to gather quantitative figures. Later I created a second database to summarize the information (see Figure 20: Sample Data Input Form from "House and Garden Tour" File and Figure 21: Sample Data Input Form from "H & G Summary" File). Plugging the numbers from the databases into a spreadsheet (Microsoft Excel 4.0) enabled me to develop regression trends, which I then graphed (Microsoft Excel 4.0). The trends are accurate to within plus or minus five percent, and are principally linear. While more complicated, exponential trends could have been calculated, I feel that the linear trends reach the same conclusions in simpler, more readable terms.

While most of the figures are accurate, the attendance and revenue figures are more questionable. The Pilgrimage has not maintained overall attendance records, though they sometimes include totals in the "Post-Tour" meeting minutes. Counties sometimes give individual totals in their reports, as well. Therefore, I relied on annual financial reports to develop rough estimates for attendance. These reports include total gross sales figures for each county (direct sales plus office sales plus gift certificates). Meanwhile, the tour books indicate ticket price. By dividing the total gross by the ticket price, I came up with attendance figures. For consistency, I used this method even when the minutes gave attendance figures. Unfortunately, a complete set of financial reports is unavailable, so attendance figures are unavailable for 1930 to 1949, and are then inconsistent until 1963. Similarly, the revenues are incomplete through 1963, though the minutes, which are also incomplete, do fill in some gaps.

Property	Mulberry Fields
Tour Date	1953
Owner	Mrs. W. Garland Fay
Constr. Date	1760; 1767 (MHT)
Description	on NRHP 3/14/73; no buses; "magnificently situated house;" "noteworthy paneling and is as nearly original as any old house in Maryland," "graceful 18thc furniture and handsome grounds recall an era of elegant living. Charming garden."
County	St. Mary's
Type	<input type="checkbox"/> Museum <input checked="" type="checkbox"/> Private Residence <input type="checkbox"/> Garden Only <input type="checkbox"/> Institutional <input type="checkbox"/> Commercial
NRHP	<input checked="" type="radio"/> Yes <input type="radio"/> No
Refs	MD Hist'l Trust, <u>Inventory of Historic Sites in Calvert County, Charles County, and St. Mary's County</u> , 112

Figure 20: Sample Data Input Form from "House and Garden Tour" File

Property	Atamasco		
County	Baltimore County	NRHP	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Constr. Date	1690/1690s		Times on Tour
Owners & Tour Dates	Mr. & Mrs. Arthur H. Hall (3x) (39-41)	1939	5
	Mr. & Mrs. Robert Hendon; Mrs. Forbes Hall (2x) (53-61)	1940	
		1941	
		1953	
		1961	No. of Owners
			2
Description	<p>"Long roof line from ridge pole to porch. Beautiful old wisteria vine growing full length of porch. Quaint stairway;" "ancient and gnarled wisteria vine;" summer residence (Hendon & Hall); "probably the oldest house still standing in the Green Spring Valley;" 2 story stone slaves quarters; arch. features, details; "Rambling house in lovely setting. Fine old paneling in living room. Quaint staircase."</p>		
Type	<input type="checkbox"/> Museum <input checked="" type="checkbox"/> Private Residence <input type="checkbox"/> Garden Only <input type="checkbox"/> Institutional <input type="checkbox"/> Commercial		
Refs	none found		

Figure 21: Sample Data Input Form from "H & G Summary" File

Appendix B - List of Properties on Tour More than 20 Times

Report of the Committee on the State of the State

<u>Property</u>	<u>County</u>	<u>Times on Tour</u>	<u>Owners</u>
Hammond-Harwood House	Anne Arundel	54	2
Chase-Lloyd House	Anne Arundel	47	1
Government House	Anne Arundel	40	1
Hynson-Ringgold House (The Abbey) (106 South Water Street)	Kent	31	2
Cremona	St. Mary's	29	2
Sotterly (Bowles Preservation)	St. Mary's	29	2
Third Haven Meeting (House) (Tred Avon Meeting)	Talbot	27	1
Tulip Hill	Anne Arundel	27	3
Wye House	Talbot	27	1
Mulberry Fields	St. Mary's	26	2
Wye Plantation (Wye Manor) (later the Aspen Institute)	Queen Anne's	26	3
St. Mary's City (State House, Old Treasury, etc.)	St. Mary's	25	1
William Paca House	Anne Arundel	25	3
Holly Hill	Anne Arundel	24	2
La Grange (May Day)	Charles	24	4
Mount Air	Charles	24	4
Blakeford	Queen Anne's	22	3
Emmanuel Church (Chapel of Ease)	Kent	22	1
Historical Society of Talbot County - Headquarters (29 South Washington Street)	Talbot	22	1
St. Thomas Manor & St. Ignatius Church	Charles	22	1
Keechland	Charles	21	1
St. James' Church	Anne Arundel	21	1
St. Paul's Church	Kent	21	1

<u>Property</u>	<u>County</u>	<u>Times on Tour</u>	<u>Owners</u>
Tyrconnel	Baltimore County	21	2
Araby	Charles	20	3
Bo[w]lingly	Queen Anne's	20	6
Habre de Venture	Charles	20	3
Hampton	Baltimore County	20	2
Mattapany (Mattapanient House) (Mattapany-Sewall)	St. Mary's	20	3
Ratcliffe Manor (Radcliffe Manor)	Talbot	20	3
Sherwood Gardens	Baltimore City	20	2
South River Club (The Ancient) (Old)	Anne Arundel	20	1
Tudor Hall	St. Mary's	20	2

Appendix C - List of Beneficiaries

Chapter 1: Introduction

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Hammond-Harwood House & Gardens	\$183,612	restoration*
Chestertown Garden Club Trust Fund	\$24,981	landscape**
William Paca House & Gardens (furniture, house, garden, etc.)	\$17,508	restoration
Wye Mill (landscaping, mill, etc.)	\$17,248	restoration
London Town Publik House (house, arboretum, etc.)	\$14,571	restoration
Talbot County Garden Club Trust Fund (wildflower preserve, landscaping court house, etc.)	\$14,159	landscape
Ladew Gardens	\$13,494	landscape
Frederick County Historical Society (dining room, children's room)	\$11,055	museum***
Christ Church, St. Michael's	\$9,292	restoration
Historical Society of Carroll County (bake oven, etc.,)	\$8,611	restoration
Third Haven Meeting House (Tred Avon Meeting)	\$8,610	restoration
San Mar Children's Home (landscaping)	\$8,287	landscape
Dickeyville	\$7,807	landscape
Charles County Garden Club Trust Fund (landscaping courthouse, etc.)	\$7,513	landscape
Newtown Manor (restoration)	\$7,425	restoration
Preservation Society of Fells Point & Federal Hill (Robert Baker & Robert Long House gardens -93)	\$7,100	restoration
Queen Anne's County Garden Club	\$7,058	landscape
Jug Bay Wetlands Sanctuary (Friends of Jug Bay Sanctuary)	\$6,730	landscape
Stratford Green (VA???)	\$6,696	restoration

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Historical Society of Kent County (landscaping)	\$6,650	landscape
Light Rail Design, Mount Washington	\$6,322	landscape
Robert E. Lee Park Preservation (Friends of R.E.L. Park)	\$6,085	landscape
Rodgers Tavern	\$5,649	restoration
Irvine Natural Science Center	\$5,532	institutional
Shady Side Rural Heritage Society	\$5,419	museum
Maryland Historical Society	\$5,375	museum
Sandy Point Farm House (Dept. of Natural Resources)	\$5,269	restoration
Waverly	\$5,125	restoration
Port Tobacco One-Room School House (Charles Co. Garden Trust Fund)	\$5,112	restoration
West River Quaker Burying Ground	\$4,900	restoration
Queen Anne's County Garden Trust Fund	\$4,896	landscape
Chesapeake City [District Association] (Town Hall municipal garden, etc.)	\$4,749	landscape
Strong House (restoration)	\$4,580	restoration
Steppingstone Museum (The)	\$4,561	museum
Hampton National Historic Site (House, Orangery, etc.)	\$4,475	restoration
Patapsco Female Institute	\$4,376	institutional
Chase-Lloyd House (parlor ceiling)	\$4,066	restoration
Mount Clare Mansion	\$3,950	restoration
Historical Society of Talbot County (restoration of 2 buildings)	\$3,612	restoration
St. Martin's Church	\$3,605	restoration

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
St. Leonard's Polling House (Calvert County Polling House)	\$3,600	restoration
Mt. Royal Improvement Assoc. (Gunther Foundation Restoration)	\$3,476	landscape
Ellicott City (Historic)	\$3,450	landscape
Friendship House, House & Landscaping	\$3,450	restoration
Galesville Heritage Society	\$3,419	museum
Caroline County Historical Society	\$3,416	museum
Calvert County Library, Historical Records Fund	\$3,206	museum
Society of Pilgrims of St. Mary's	\$3,200	museum
Preservation, Inc.	\$3,196	museum
Carriage House & Barn at Roland Park Country School (Restoration)	\$3,115	restoration
B&O Railroad Station, Sykesville	\$3,000	restoration
Joseph Neal House, Easton (furnishings)	\$3,000	restoration
Dorchester County Historical Society	\$2,927	museum
Calvert County Historical Society Maritime Museum	\$2,900	museum
St. Mary's College (garden)	\$2,819	landscape
Hagerstown Day Nursery	\$2,800	community service
St. Thomas Manor	\$2,766	restoration
St. Michael's Women's Club (cruise?)	\$2,750	community service
Western Maryland Hospital Center	\$2,719	community service
Pemberton Hall Foundation of Wicomico County	\$2,711	restoration
Queen Anne's County Courthouse (Boxwood Restoration, landscaping..)	\$2,694	landscape
Chevy Chase Historical Society	\$2,654	museum

Year	Population	Area
1900	1,000,000	1,000,000
1910	1,200,000	1,200,000
1920	1,400,000	1,400,000
1930	1,600,000	1,600,000
1940	1,800,000	1,800,000
1950	2,000,000	2,000,000
1960	2,200,000	2,200,000
1970	2,400,000	2,400,000
1980	2,600,000	2,600,000
1990	2,800,000	2,800,000
2000	3,000,000	3,000,000
2010	3,200,000	3,200,000
2020	3,400,000	3,400,000
2030	3,600,000	3,600,000
2040	3,800,000	3,800,000
2050	4,000,000	4,000,000
2060	4,200,000	4,200,000
2070	4,400,000	4,400,000
2080	4,600,000	4,600,000
2090	4,800,000	4,800,000
2100	5,000,000	5,000,000

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Burkittsville District Heritage Society	\$2,636	museum
Baltimore County Historical Trust	\$2,583	museum
Oxford Trust Fund ("to beautify the town of Oxford")	\$2,550	landscape
Light Rail Landscaping, Ruxton	\$2,508	landscape
Baltimore City (trees along Roland Ave.)	\$2,409	landscape
Bicentennial Commission Oxford	\$2,300	landscape
Smallwood Foundation (General Smallwood's Retreat)	\$2,244	restoration
Cecil County Historical Society for Garden at Headquarters	\$2,199	landscape
Oxford Community Center	\$2,184	community service
Poplar Hill (Friends of)	\$2,150	restoration
Miller House (garden & outbuildings)	\$2,050	restoration
Chesapeake Bay Hydraulic Model (Landscaping)	\$2,000	museum
Chesterwe Center, Landscaping	\$2,000	landscape
Federal Hill Neighborhood Association	\$2,000	community service
New Union Hospital (landscaping)	\$1,950	community service
Montpelier Mansion	\$1,935	restoration
Carroll House	\$1,925	restoration
Peale Museum (Garden Restoration & Fund)	\$1,850	museum
Historic Annapolis, Inc.	\$1,804	museum
Buck House	\$1,800	restoration
Lake Roland Foundation	\$1,800	landscape
Meredith House (gardens & "colonial barn")	\$1,800	restoration
St. Mary's County Garden Club	\$1,750	landscape

Code	Country	Year
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1000000	USA	1992
1000000	USA	1993
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1000000	USA	2097
1000000	USA	2098
1000000	USA	2099
1000000	USA	2100

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Historical Society of Harford County	\$1,700	museum
Calvert County Historical Society	\$1,650	museum
Friends of the Old Jail	\$1,650	restoration
Country Garden Club	\$1,600	landscape
Frederick County Landmarks Association	\$1,600	museum
Hays House (landscaping)	\$1,600	landscape
Schifferstadt Restoration	\$1,600	restoration
St. James Academy, Monkton	\$1,600	restoration
St. James Parish, Frederick	\$1,600	restoration
Calvert County (Landscaping Town Center)	\$1,500	landscape
Montgomery County Historical Association	\$1,500	museum
Queen Anne's County Historical Society	\$1,500	museum
Old St. Paul's Church, Cemetery	\$1,428	restoration
Society for the Restoration of Port Tobacco, Inc.	\$1,422	restoration
Chesapeake Audobon Society	\$1,403	community service
Chestertown Restoration (lights, paving, trees, etc.)	\$1,400	landscape
Gibson Island Garden Club	\$1,400	landscape
St. Mary's Square Museum	\$1,400	museum
Wednesday Club of Sandy Spring	\$1,400	community service
1910 Railroad Station Restoration, Princess Anne	\$1,300	restoration
9 Front Street, Baltimore	\$1,300	restoration
Somerset County Committee	\$1,300	community service
Restorers of Mt. Carmel	\$1,248	restoration
St. Barnabas Church	\$1,245	restoration

code	name/alias	description
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00000001	00000001	00000000000000000000000000000001
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00000011	00000011	00000000000000000000000000000011
00000100	00000100	00000000000000000000000000000100
00000101	00000101	00000000000000000000000000000101
00000110	00000110	00000000000000000000000000000110
00000111	00000111	00000000000000000000000000000111
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<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
History of [Somerset] County	\$1,237	museum
Olde Princess Anne Days	\$1,236	museum
St. Mary's County Historical Society (Museum, etc.)	\$1,200	museum
Ye Coole Springs of St. Mairies	\$1,200	restoration
Parkton Community Association	\$1,100	community service
Rose Hill Restoration	\$1,100	restoration
Easton Court House, Landscaping	\$1,000	landscape
Old White Marsh Church	\$1,000	restoration
Roadside Improvement	\$1,000	landscape
Old St. Martin's Church	\$950	restoration
St. John's Episcopal Church	\$950	restoration
Grist Mill (??)	\$900	restoration
Society for the Preservation of Maryland Antiquities	\$900	museum
East New Market Heritage Foundation	\$825	museum
Vienna Heritage Committee	\$825	museum
Washington County Museum of Fine Arts	\$800	museum
Ringgold Garden	\$794	landscape
Memorial Episcopal Church	\$764	restoration
Maryland Historical Trust	\$750	museum
Slicer Houses Fund, Historic Annapolis, Inc.	\$720	restoration
Beautiful Baltimore, Inc.	\$700	museum
Old Furnace (The)	\$700	restoration
Harford County Garden Trust	\$684	landscape
St. Mary's Library	\$641	institutional

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Montgomery County Audobon Naturalist Society	\$600	community service
Montgomery County Historical Society (historical markers, etc.)	\$600	museum
Society for the Restoration & Preservation of Old St. Augustine Church	\$600	restoration
Valleys Planning Council	\$555	community service
Union Mills Homestead	\$550	restoration
Fells Point Gallery	\$500	museum
League of Women Voters of Baltimore (for air & water pollution)	\$500	community service
Nassawango Iron Furnace	\$500	restoration
River House, Chestertown (Weeks House)	\$500	restoration
St. James Church, Monkton (brick preservation)	\$500	restoration
Children's Aid & Family Service Society of Baltimore County	\$483	community service
Dickeyville Garden Club	\$480	landscape
St. Mary's Episcopal Church	\$475	restoration
Port Tobacco Courthouse (landscaping)	\$450	landscape
Concord School for Special Studies	\$400	institutional
Federal Hill & Fells Point Fund (landscaping)	\$400	landscape
Guilford Garden Club (for Otterbein)	\$400	landscape
Light Street Presbyterian Church (facade restoration)	\$400	restoration
Otterbein Church (landscaping)	\$400	landscape
St. Andrew's Church	\$400	restoration
St. Luke's Church, Restoration Fund	\$309	restoration

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Cylburn Wildflower Preserve & Garden Center, Inc.	\$300	landscape
Greater Baltimore Medical Center (Flower Committee)	\$300	community service
Public Library, Centreville	\$300	community service
Slide Show (Pilgrimage)	\$300	institutional
Susquehanna State Park, Rock Rien Fund, Historic Area	\$300	landscape
British Relief	\$225	community service
Baltimore Museum of Art	\$193	museum
Charles County Children's Aid Society (Family & Children's Society)	\$164	community service
Village Garden Club	\$164	
Whitehaven Community	\$120	community service
Old Wye Church	\$117	restoration
Charlotte Hall School	\$116	institutional
Holy Trinity Episcopal Church	\$116	restoration
Garden Club of the Eastern Shore (memorial to past presidents)	\$100	landscape
St. Thomas' Church, Garrison	\$92	restoration
Breezewood Foundation	\$72	museum
Humane Society of Harford County	\$72	institutional
St. Andrews Parish	\$59	restoration
All Hallows Faith (All Faith Parish)	\$58	restoration
Immaculate Conception Church	\$58	restoration
St. Mary's Rectory	\$58	restoration
Christ Church, William & Mary Parish (Wayside)	\$48	restoration

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
St. Ignatius Church, Port Tobacco	\$48	restoration
St. Mary's City	\$45	museum
Old Durham Church	\$45	restoration
Plum Tree Park Fund	\$40	landscape
Young Musicians	\$40	institutional
Women's Auxiliary Board, University of Maryland Hospital	\$29	community service
Evergreen House	\$27	restoration
Long Green Fire Department	\$25	community service
South River Club	\$25	restoration
Queen Anne Library	\$20	institutional
American Field Service		community service
American National Red Cross		community service
Angel's Haven of Kent County		community service
Anne Arundel General Hospital		community service
Annie Taylor House		restoration
Associated Jewish Charities & Welfare Fund		community service
B&O Railroad Station, Ellicott City		restoration
Bake Oven Reconstruction		restoration
Baldwin Memorial Church, Millersville		restoration
Baltimore Heritage, Inc.		museum
Baltimore League for Crippled Children & Adults		community service
Baltimore Symphony Orchestra		institutional
Baptists Children's Aid Society		community service
Beth El Congregation		restoration

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Bosley Methodist Church Building Fund		restoration
Brick Meeting House Restoration Fund		restoration
Brown Memorial Church		restoration
Calvert County Restoration Fund		museum
Calvert County Trust for Restoration		museum
Cancer Society, Maryland Division		community service
Captain Salem Avery House		restoration
Carry on Shop, Johns Hopkins Hospital		community service
Cat Slide House Children's Museum		museum
Cathedral of Mary Our Queen		restoration
Catholic Charity Fund		community service
Catholic Daughters		community service
Cecil County Community Chest		community service
Cecil County SPCA		institutional
Centreville Methodist Church		restoration
Centreville - planting triangle by commerce & liberty streets		landscape
Charles Carroll of Carrollton Birthplace		restoration
Charles County Cancer Society		community service
Chesapeake Bay Maritime Museum		museum
Chestertown Rescue Squad		community service
Chevy Chase Circle (landscaping)		landscape
Children's Hospital		community service
Children's Hospital School		institutional
Children's Rehabilitation Institute		community service
Christ Church, Chaptico		restoration

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<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Christ Church Restoration, Port Republic		restoration
Chronic Division of Baltimore City Hospitals		community service
Church Home & Hospital		community service
Church Mission of Help		community service
Claggett Diocesan Center		community service
Cremona Foundation, Inc.		restoration
Custom House, Oxford (Replica)		restoration
Dairy at Beall-Dawson House		restoration
Daughters of the American Revolution		community service
Emmanuel Church		restoration
Federal Hill Traveling Exhibit on Restoration		restoration
Federated Garden Clubs of Maryland, Inc.		landscape
First Presbyterian Church, Bel Air		restoration
Flag House (The)		restoration
Franklin Square Hospital		community service
Franklin Street Presbyterian Church		restoration
Frederick Memorial Hospital		community service
Frederick Visitation Convent		community service
Garden at Dr. Stonestreet's Office		landscape
Garden Club of America		landscape
Geddes-Piper House (landscaping)		landscape
Georgetown Visitation Convent		restoration
Gilman School (The)		institutional
Glenelg Country School		institutional

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Gunpowder Friends Meeting		restoration
Gunther Fountain (restoration)		restoration
Happy Hills Hospital		community service
Harford Day School, Inc.		institutional
Harford Memorial Hospital		community service
Heart Association of Maryland		community service
Historic Fell's Point Fund, Inc.		museum
Howard County Historical Society for the Restoration of Ellicott City		museum
Immaculate Conception School, Elkton		institutional
James Lawrence Kernan Hospital		community service
Jewish Historical Society of Maryland		museum
Johns Hopkins Hospital (The)		community service
Kent County Mental Health Association		community service
Kent-Queen Anne's Hospital (endowment fund)		community service
Keswick Home (Building Program)		restoration
Key School		institutional
Leonardtown Memorial Library		institutional
Little Falls Meeting of Friends		restoration
Manresa Retreat Home		restoration
Maryland Cancer Society		community service
Maryland Institute, The		institutional
Maryland Kidney Foundation		community service
Maryland Presbyterian Church, Towson		restoration
Maryland School for the Blind		institutional

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Maryland Society for Mentally Retarded Children		community service
Maryland Workshop for the Blind		community service
Medical Eye Bank of Maryland		community service
Medico-Service of CARE		community service
Memorial to Bishop Thomas John Claggett		landscape
Mental Health Association of Baltimore		community service
Mercersburg Academy		institutional
Montebello State Hospital		community service
Monument/ Memorial Park, landscaping & fountain (Chestertown)		landscape
Mother Seton House & St. Mary's Chapel		restoration
Multiple Sclerosis Society		community service
National Audobon Society		community service
National Conference of Maryland Region Christians & Jews Scholarship fund		community service
National Society of Colonial Dames of American in the State of Maryland		museum
New Market Methodist Church		restoration
Old Bohemia Church		restoration
Old St. Paul's Church		restoration
Old Whitmarsh Cemetery		restoration
Oxford Park (period-style lighting)		landscape
Peabody Institute		institutional
Physicians Memorial Hospital		community service
Planned Parenthood		community service
Potomac River Association		institutional

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Prisoner's Aid Society of Maryland		community service
Quaker Meeting House		restoration
Retarded Children, Baltimore Chapter		community service
Robert Long House		restoration
Rock Run Fund		restoration
Roland Avenue Tree Replacement		landscape
Rosewood State Hospital		community service
Rosewood Training School		institutional
Sacred Heart Church, Glyndon		restoration
Salvation Army		community service
Shellman House		restoration
Sherwood Gardens		landscape
Smithsonian Institution		museum
Society for the Preservation of Kent County		museum
Sotterly Mansion Foundation, Inc.		restoration
St. George's Episcopal Church		restoration
St. Ignatius Church, St. Ignios		restoration
St. James Academy		institutional
St. John's Catholic Church, Long Green		restoration
St. John's Church, Glyndon		restoration
St. John's Church, Ruxton		restoration
St. Mary's Catholic Church, Hagerstown		restoration
St. Paul's Church		restoration
St. Thomas Church of Croome		restoration
Star Spangled Banner House		restoration

<u>Beneficiary</u>	<u>Total Amount Received</u>	<u>Type</u>
Tavern of the Seven Stars		restoration
Teackle Mansion (maintenance)		restoration
Thomas Stone Family Cemetery (restoration)		restoration
Tudor Hall		restoration
U.S. Frigate "Constellation"		restoration
Union Memorial Hospital		community service
Unitarian Church of Anne Arundel County		restoration
United Cerebral Palsy		community service
United Nations Associated of Maryland		community service
Valley House		restoration
Walters Art Gallery		museum
Washington College		institutional
Welfare Clinic of Anne Arundel County		community service
Western Maryland College		institutional
Worcester County Garden Club Trust Fund		landscape
Wright's Chance		restoration
Zion Lutheran		restoration

* "Restoration" includes structural restoration, landscaping, collections management, and acquisition.

** "Landscape" includes only work to the landscape with no work to the associated structure.

*** "Museums" include house museums, art museums, historical societies, etc.

1992	1993	1994
1992-1993	1993-1994	1994-1995
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1995-1996	1996-1997	1997-1998
1996-1997	1997-1998	1998-1999
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2013-2014	2014-2015	2015-2016
2014-2015	2015-2016	2016-2017
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2018-2019	2019-2020	2020-2021
2019-2020	2020-2021	2021-2022

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Appendix D - Property Totals by County Data

<u>County</u>	1930	1931	1932	1933	1934	1935	1936	1937	1938	1939	1940	1941
Anne Arundel	9	21					28	30	35	33	32	34
Baltimore City	4	34					3	3	4	10	7	7
Baltimore County	3	16					2	2	22	20	9	10
Calvert							7	10	10	9	9	11
Caroline												
Carroll							1		1	1		
Cecil							9			1	4	4
Charles								13	11	11	9	11
Dorchester								1	6			
Frederick		5										
Harford	4	16					9	2	3	4	4	4
Howard	4	7					6	7	6	4	5	4
Kent	3							3	15	16	16	13
Montgomery												
Prince George's	1	1					13	10	10	10	8	9
Queen Anne's	1							9	13	11	14	15
Somerset								5	1			
St. Mary's		6					21	13	13	16	12	12
Talbot	9							8	9	12	20	11
Washington												
Wicomico								5	10			
Worcester								4	7			
Total:	38	106					99	125	176	158	149	145

<u>Counties</u>	1942	1943	1944	1945	1946	1947	1948	1949	1950	1951	1952	1953
Anne Arundel					30	42	19	15	18	20	35	16
Baltimore City					20	19	22	22	19	10	11	9
Baltimore County					5	27	21	37	32	27	24	23
Calvert					1							
Caroline					1			1	1	1		
Carroll								19				
Cecil					2	8	1	1	1			
Charles					10	12	12	13	12	14	14	14
Dorchester												
Frederick							17		17			21
Harford					10	8	12	16	18	10	10	10
Howard					1	3	11	13		12		
Kent					10	9	13	15	17	18	17	14
Montgomery						8	11	8	12	11	1	14
Prince George's					3	8	14	2	8	13		11
Queen Anne's					3	16	11	14	13	16	11	12
Somerset												
St. Mary's					8	11	13	10	9	11	13	14
Talbot						16	17	20	15	12	13	13
Washington												
Wicomico												
Worcester												
Total:					104	187	194	206	192	175	149	171

<u>Counties</u>	1954	1955	1956	1957	1958	1959	1960	1961	1962	1963	1964
Anne Arundel	15	18	17	13	12	8	12	17	8	10	10
Baltimore City	25	15	29	20	17	45	25	9	32	11	26
Baltimore County	17	35	36	48	35	32	24	27	12	28	20
Calvert	13	11		10	1		15			12	
Caroline											
Carroll							15				10
Cecil				10		12		10		11	1
Charles	15	11	9		12	9	12	10	11	10	
Dorchester											
Frederick								12	8		
Harford	10	11	5	12	9	11	9		13	2	9
Howard								8			
Kent	16		17		15	18		16	5	13	
Montgomery					1	1			11		
Prince George's		10		1	11						
Queen Anne's	11	12		11	13		11	12		12	9
Somerset											
St. Mary's	13	11	10		10	11	12		12		11
Talbot	16	13	12	11	14	13	14	12	11	10	21
Washington									12		
Wicomico											
Worcester									11		
Total:	151	147	135	136	150	160	149	133	146	119	117

1	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100	101	102	103	104	105	106	107	108	109	110	111	112	113	114	115	116	117	118	119	120	121	122	123	124	125	126	127	128	129	130	131	132	133	134	135	136	137	138	139	140	141	142	143	144	145	146	147	148	149	150	151	152	153	154	155	156	157	158	159	160	161	162	163	164	165	166	167	168	169	170	171	172	173	174	175	176	177	178	179	180	181	182	183	184	185	186	187	188	189	190	191	192	193	194	195	196	197	198	199	200	201	202	203	204	205	206	207	208	209	210	211	212	213	214	215	216	217	218	219	220	221	222	223	224	225	226	227	228	229	230	231	232	233	234	235	236	237	238	239	240	241	242	243	244	245	246	247	248	249	250	251	252	253	254	255	256	257	258	259	260	261	262	263	264	265	266	267	268	269	270	271	272	273	274	275	276	277	278	279	280	281	282	283	284	285	286	287	288	289	290	291	292	293	294	295	296	297	298	299	300	301	302	303	304	305	306	307	308	309	310	311	312	313	314	315	316	317	318	319	320	321	322	323	324	325	326	327	328	329	330	331	332	333	334	335	336	337	338	339	340	341	342	343	344	345	346	347	348	349	350	351	352	353	354	355	356	357	358	359	360	361	362	363	364	365	366	367	368	369	370	371	372	373	374	375	376	377	378	379	380	381	382	383	384	385	386	387	388	389	390	391	392	393	394	395	396	397	398	399	400	401	402	403	404	405	406	407	408	409	410	411	412	413	414	415	416	417	418	419	420	421	422	423	424	425	426	427	428	429	430	431	432	433	434	435	436	437	438	439	440	441	442	443	444	445	446	447	448	449	450	451	452	453	454	455	456	457	458	459	460	461	462	463	464	465	466	467	468	469	470	471	472	473	474	475	476	477	478	479	480	481	482	483	484	485	486	487	488	489	490	491	492	493	494	495	496	497	498	499	500	501	502	503	504	505	506	507	508	509	510	511	512	513	514	515	516	517	518	519	520	521	522	523	524	525	526	527	528	529	530	531	532	533	534	535	536	537	538	539	540	541	542	543	544	545	546	547	548	549	550	551	552	553	554	555	556	557	558	559	560	561	562	563	564	565	566	567	568	569	570	571	572	573	574	575	576	577	578	579	580	581	582	583	584	585	586	587	588	589	590	591	592	593	594	595	596	597	598	599	600	601	602	603	604	605	606	607	608	609	610	611	612	613	614	615	616	617	618	619	620	621	622	623	624	625	626	627	628	629	630	631	632	633	634	635	636	637	638	639	640	641	642	643	644	645	646	647	648	649	650	651	652	653	654	655	656	657	658	659	660	661	662	663	664	665	666	667	668	669	670	671	672	673	674	675	676	677	678	679	680	681	682	683	684	685	686	687	688	689	690	691	692	693	694	695	696	697	698	699	700	701	702	703	704	705	706	707	708	709	710	711	712	713	714	715	716	717	718	719	720	721	722	723	724	725	726	727	728	729	730	731	732	733	734	735	736	737	738	739	740	741	742	743	744	745	746	747	748	749	750	751	752	753	754	755	756	757	758	759	760	761	762	763	764	765	766	767	768	769	770	771	772	773	774	775	776	777	778	779	780	781	782	783	784	785	786	787	788	789	790	791	792	793	794	795	796	797	798	799	800	801	802	803	804	805	806	807	808	809	810	811	812	813	814	815	816	817	818	819	820	821	822	823	824	825	826	827	828	829	830	831	832	833	834	835	836	837	838	839	840	841	842	843	844	845	846	847	848	849	850	851	852	853	854	855	856	857	858	859	860	861	862	863	864	865	866	867	868	869	870	871	872	873	874	875	876	877	878	879	880	881	882	883	884	885	886	887	888	889	890	891	892	893	894	895	896	897	898	899	900	901	902	903	904	905	906	907	908	909	910	911	912	913	914	915	916	917	918	919	920	921	922	923	924	925	926	927	928	929	930	931	932	933	934	935	936	937	938	939	940	941	942	943	944	945	946	947	948	949	950	951	952	953	954	955	956	957	958	959	960	961	962	963	964	965	966	967	968	969	970	971	972	973	974	975	976	977	978	979	980	981	982	983	984	985	986	987	988	989	990	991	992	993	994	995	996	997	998	999	1000	1001	1002	1003	1004	1005	1006	1007	1008	1009	1010	1011	1012	1013	1014	1015	1016	1017	1018	1019	1020	1021	1022	1023	1024	1025	1026	1027	1028	1029	1030	1031	1032	1033	1034	1035	1036	1037	1038	1039	1040	1041	1042	1043	1044	1045	1046	1047	1048	1049	1050	1051	1052	1053	1054	1055	1056	1057	1058	1059	1060	1061	1062	1063	1064	1065	1066	1067	1068	1069	1070	1071	1072	1073	1074	1075	1076	1077	1078	1079	1080	1081	1082	1083	1084	1085	1086	1087	1088	1089	1090	1091	1092	1093	1094	1095	1096	1097	1098	1099	1100	1101	1102	1103	1104	1105	1106	1107	1108	1109	1110	1111	1112	1113	1114	1115	1116	1117	1118	1119	1120	1121	1122	1123	1124	1125	1126	1127	1128	1129	1130	1131	1132	1133	1134	1135	1136	1137	1138	1139	1140	1141	1142	1143	1144	1145	1146	1147	1148	1149	1150	1151	1152	1153	1154	1155	1156	1157	1158	1159	1160	1161	1162	1163	1164	1165	1166	1167	1168	1169	1170	1171	1172	1173	1174	1175	1176	1177	1178	1179	1180	1181	1182	1183	1184	1185	1186	1187	1188	1189	1190	1191	1192	1193	1194	1195	1196	1197	1198	1199	1200	1201	1202	1203	1204	1205	1206	1207	1208	1209	1210	1211	1212	1213	1214	1215	1216	1217	1218	1219	1220	1221	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<u>Counties</u>	1965	1966	1967	1968	1969	1970	1971	1972	1973	1974	1975	1976
Anne Arundel	11	10	13	11	12	9	10	9	10	11	14	10
Baltimore City	16	12	12	8	16	28	10	1	39	9	18	18
Baltimore County	35		19	18	24	9	9	18	12	8	15	11
Calvert		8					11					
Caroline												
Carroll			7					1				
Cecil		10		9			8			10		
Charles	9	11		13		11		12		9		
Dorchester												
Frederick		13			14			9				
Harford		10	2	9			1	9				
Howard											11	15
Kent		5	12	11	4		14				11	
Montgomery	8			8		9						1
Prince George's		11										
Queen Anne's	1	9	10		8	9		13	10		12	10
Somerset												
St. Mary's	12		14		13		11		11			14
Talbot	15	11	14	8	11	22	9	11		10	3	12
Washington			10							12		
Wicomico						11						
Worcester	14						13			9		
Total:	121	110	113	95	102	108	96	83	82	78	84	91

<u>Counties</u>	1977	1978	1979	1980	1981	1982	1983	1984	1985	1986	1987	1988
Anne Arundel	15	1	13	13	13	12	16	17	12	23	18	12
Baltimore City	30		37	15	13	13	18	29	9	13	12	12
Baltimore County	10	9	8	11	12	10	26	3	9	10	11	
Calvert		11			15			13			15	
Caroline												
Carroll	12				9			8			8	
Cecil	10					10						
Charles	8			9			10			14		
Dorchester		18			11			11				
Frederick			9	23	11		11		13			
Harford		9	1	1								
Howard												
Kent	11		10	1	14		12		12		14	
Montgomery		9				1			17	10	13	
Prince George's				12		14					11	
Queen Anne's		13		13		12		13		12		13
Somerset			11									15
St. Mary's			13									
Talbot	1	10		7		10			14			13
Washington						9	12	19	9	14	12	
Wicomico				12				13				
Worcester					10							
Total:	97	80	102	117	108	91	105	126	95	96	114	92

<u>Counties</u>	1989	1990	1991	1992	1993	1994	Total	%
Anne Arundel	16	15	14	18	14	15	944	14%
Baltimore City	16	12	22	14	10	9	929	14%
Baltimore County		9	4		7		911	13%
Calvert		14			12		216	3%
Caroline		16					20	0%
Carroll			12				104	2%
Cecil	11				10		153	2%
Charles	10			6			377	5%
Dorchester			13				60	1%
Frederick	16						199	3%
Harford	1	1			9		284	4%
Howard			18				161	2%
Kent	15		13		11		453	7%
Montgomery				13			150	2%
Prince George's							191	3%
Queen Anne's		11		13		14	446	6%
Somerset			15				47	1%
St. Mary's			10			11	418	6%
Talbot	14	12		12		12	591	9%
Washington	14					10	83	1%
Wicomico				9			45	1%
Worcester				8			80	1%
Total:	113	90	121	93	73	71	6,864	xx

* Counties with just one entry on a given year mean that the house is physically in that county though it appeared with another county's tour.

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Appendix E - Gross & Net Figures

Year	Gross		Net		Adjusted to 1993 \$		
	Actual	Gross Trend	Actual	Net Trend	Net in '93 \$	Price Level	Net '93 Trend
1930	\$8,704	\$1,446	\$5,150	\$5,170	\$54,437	11.75	\$68,238
1931	\$5,070	\$2,540	\$3,000	\$5,381	\$33,873	11.00	\$67,804
1936		\$3,634		\$5,602		10.33	\$67,372
1937	\$3,963	\$4,729	\$2,345	\$5,832	\$27,476	10.60	\$66,944
1938		\$5,823		\$6,071		10.88	\$66,518
1939		\$6,917		\$6,319		11.15	\$66,095
1940		\$8,011		\$6,578		11.43	\$65,674
1941	\$11,984	\$9,105	\$7,091	\$6,848	\$75,274	11.70	\$65,256
1946	\$7,334	\$10,199	\$5,097	\$7,129	\$43,119	14.68	\$64,841
1947		\$11,293		\$7,421		16.06	\$64,429
1948		\$12,387		\$7,725		17.44	\$64,019
1949	\$20,989	\$13,481	\$14,923	\$8,041	\$98,482	18.82	\$63,612
1950		\$14,576		\$8,371		20.20	\$63,207
1951		\$15,670		\$8,714			\$62,805
1952		\$16,764		\$9,071			\$62,405
1953		\$17,858		\$9,443			\$62,008
1954		\$18,952		\$9,830			\$61,614
1955	\$18,833	\$20,046	\$13,135	\$10,233	\$71,239	22.90	\$61,222
1956	\$25,870	\$21,140	\$13,521	\$10,652	\$70,917	23.68	\$60,832
1957	\$17,269	\$22,234	\$9,495	\$11,089	\$48,213	24.46	\$60,445
1958	\$17,436	\$23,328	\$10,287	\$11,543		24.46	\$60,061
1959	\$26,919	\$24,423	\$15,882	\$12,016		25.24	\$59,679
1960	\$20,034	\$25,517	\$13,820	\$12,509		26.00	\$59,299
1961	\$18,364	\$26,611	\$10,835	\$13,021		26.30	\$58,922
1962	\$29,842	\$27,705	\$17,607	\$13,555		26.90	\$58,547
1963	\$31,295	\$28,799	\$18,896	\$14,111	\$86,282	27.20	\$58,175
1964	\$31,706	\$29,893	\$18,058	\$14,689	\$80,968	27.70	\$57,804
1965	\$31,358	\$30,987	\$15,020	\$15,291	\$65,686	28.40	\$57,437
1966	\$31,588	\$32,081	\$18,301	\$15,917	\$77,312	29.40	\$57,071
1967	\$36,418	\$33,176	\$20,280	\$16,570	\$83,128	30.30	\$56,708
1968	\$34,680	\$34,270	\$21,716	\$17,249	\$84,815	31.80	\$56,347
1969	\$39,367	\$35,364	\$24,430	\$17,956	\$90,844	33.40	\$55,989
1970	\$43,804	\$36,458	\$26,326	\$18,692	\$92,889	35.20	\$55,633
1971	\$42,519	\$37,552	\$23,059	\$19,458	\$77,195	37.10	\$55,279
1972	\$34,820	\$38,646	\$29,568	\$20,255	\$94,648	38.80	\$54,927
1973	\$29,427	\$39,740	\$24,110	\$21,085	\$72,505	41.30	\$54,578
1974	\$39,494	\$40,834	\$21,654	\$21,949	\$59,898	44.90	\$54,231
1975	\$35,365	\$41,928	\$20,926	\$22,849	\$52,825	49.20	\$53,886
1976	\$39,913	\$43,023	\$27,813	\$23,785	\$66,049	52.30	\$53,543
1977	\$36,123	\$44,117	\$19,898	\$24,760	\$44,210	55.90	\$53,202

Year	Gross		Net		Adjusted to 1993 \$		
	Actual	<i>Gross Trend</i>	Actual	<i>Net Trend</i>	Net in '93 \$	Price Level	<i>Net '93 Trend</i>
1978	\$41,973	\$45,211	\$24,349	\$25,775	\$50,152	60.30	\$52,864
1979	\$35,782	\$46,305	\$22,032	\$26,831	\$41,777	65.50	\$52,527
1980	\$55,725	\$47,399	\$37,594	\$27,931	\$65,121	71.70	\$52,193
1981	\$45,102	\$48,493	\$25,816	\$29,075	\$40,638	78.90	\$51,861
1982	\$47,680	\$49,587	\$27,650	\$30,267	\$40,980	83.80	\$51,531
1983	\$47,491	\$50,681	\$31,226	\$31,507	\$44,476	87.20	\$51,203
1984	\$38,820	\$51,775	\$19,394	\$32,799	\$26,470	91.00	\$50,878
1985	\$48,870	\$52,870	\$30,804	\$34,143	\$40,528	94.40	\$50,554
1986	\$50,778	\$53,964	\$31,428	\$35,542	\$40,282	96.90	\$50,232
1987		\$55,058		\$36,999		100.00	\$49,913
1988	\$54,729	\$56,152	\$31,641	\$38,515	\$37,823	103.90	\$49,595
1989		\$57,246		\$40,093		108.50	\$49,280
1990	\$81,804	\$58,340	\$60,121	\$41,736	\$65,905	113.30	\$48,966
1991	\$72,822	\$59,434	\$48,135	\$43,447	\$50,793	117.70	\$48,655
1992	\$69,736	\$60,528	\$40,133	\$45,228	\$41,160	121.10	\$48,345
1993	\$50,371	\$61,622	\$21,476	\$47,081	\$21,476	124.20	\$48,038
1994	\$72,281	\$62,717	\$49,130	\$49,011	\$47,858	127.50	\$47,732
Total	\$1,584,452	xx	\$971,172	xx	\$2,307,724	xx	\$3,271,024

* 1993 \$ = (actual/price level) x 124.2

** shaded areas indicate estimation, net = approx. 59 % gross

*** italic areas represented estimated price levels

Appendix F - Attendance & Total Properties Data

CHINESE UNIVERSITY OF PETROLEUM

Year	Attendance	Attendance Trend	Total Properties on Tour	Properties Trend
1930			38	154
1931			106	152
1936			99	151
1937			125	150
1938			176	149
1939			158	148
1940			149	147
1941			145	145
1946			104	144
1947			187	143
1948			194	142
1949	6,925		206	141
1950			192	139
1951			175	138
1952			149	137
1953			171	136
1954			151	135
1955	5,161		147	133
1956	5,784		135	132
1957			136	131
1958	4,834		150	130
1959			160	129
1960			149	128
1961			133	126
1962			146	125
1963	5,889	5,783	119	124
1964	5,583	5,729	117	123
1965	5,266	5,675	121	122
1966	5,639	5,621	110	120
1967	6,682	5,568	113	119
1968	5,835	5,514	95	118
1969	6,304	5,460	102	117
1970	5,238	5,406	108	116
1971	5,511	5,352	96	114
1972	4,928	5,298	83	113
1973	3,444	5,244	82	112
1974	4,642	5,190	78	111

Year	Attendance	Attendance Trend	Total Properties on Tour	Properties Trend
1975	5,090	5,136	84	110
1976	5,675	5,082	91	109
1977	5,423	5,028	97	107
1978	5,005	4,974	80	106
1979	3,919	4,920	102	105
1980	5,831	4,866	117	104
1981	4,715	4,812	108	103
1982	4,062	4,758	91	101
1983	4,594	4,705	105	100
1984	3,770	4,651	126	99
1985	4,773	4,597	95	98
1986	4,950	4,543	96	97
1987		4,489	114	95
1988	4,481	4,435	92	94
1989		4,381	113	93
1990	5,372	4,327	90	92
1991	4,766	4,273	121	91
1992	4,510	4,219	93	90
1993	3,279	4,165	73	88
1994	3,535	4,111	71	87
Total	171,415	xx	6,864	xx

*** ticket sales per day ticket (not per house), excludes cruise*

Appendix G - Money Raised by County

[illegible]

County	1942	1943	1944	1945	1946	1947	1948	1949	1950	1951	1952	1953
Anne Arundel					\$700							
Baltimore City					\$454							
Baltimore County					\$675							
Calvert												
Caroline												
Carroll												
Cecil					\$79							
Charles					\$625							
Dorchester												
Frederick												
Harford					\$137							
Howard												
Kent					\$278							
Montgomery												
Prince George's					\$103							
Queen Anne's					\$153							
Somerset												
St. Mary's					\$442							
Talbot												
Washington												
Wicomico												
Worcester												
Cruise												
Unused Tour Bells												
Total:	\$0	\$0	\$0	\$0	\$3,645	\$0	\$0	\$0	\$0	\$0	\$0	\$0

<u>County</u>	1954	1955	1956	1957	1958	1959	1960	1961	1962	1963	1964	1965
Anne Arundel	\$413	\$1,046	\$918	\$851						\$1,874	\$2,044	
Baltimore City	\$489	\$1,009	\$1,695	\$741						\$2,126	\$1,406	
Baltimore County	\$1,468	\$2,312	\$3,117	\$2,552						\$3,514	\$1,902	
Calvert	\$749	\$538		\$851						\$1,345		
Caroline												
Carroll											\$1,218	
Cecil				\$797						\$882		
Charles	\$713	\$891	\$867							\$969		
Dorchester												
Frederick												
Harford		\$800	\$1,449	\$807							\$1,127	
Howard												
Kent	\$753		\$1,588							\$821		
Montgomery												
Prince George's		\$1,024									\$602	
Queen Anne's		\$1,667		\$1,002						\$1,752	\$1,780	
Somerset												
St. Mary's	\$845	\$1,176	\$1,153								\$2,044	
Talbot		\$2,671	\$2,732	\$1,894						\$2,437	\$3,013	
Washington												
Wicomico												
Worcester												
Cruise												
Unused Tour Bells				\$209	\$157			\$119		\$4,427	\$4,482	
				\$9,704	\$157	\$0	\$0	\$119	\$0	\$395	\$411	
Total:	\$5,428	\$13,135	\$13,521	\$9,704	\$157	\$0	\$0	\$119	\$0	\$20,540	\$20,028	\$0

<u>County</u>	1966	1967	1968	1969	1970	1971	1972	1973	1974	1975	1976
Anne Arundel	\$1,987	\$3,477	\$3,189	\$4,379	\$3,065	\$2,190	\$1,594	\$2,691	\$3,425	\$2,872	\$3,122
Baltimore City	\$1,930		\$5,252	\$3,701	\$4,210	\$688		\$2,929	\$1,756	\$3,853	\$1,760
Baltimore County		\$6,694	\$1,905	\$3,160	\$3,129	\$4,576	\$1,669	\$1,741		\$1,646	\$4,080
Calvert	\$974					\$2,250				\$1,428	
Caroline											
Carroll		\$828							\$1,520		
Cecil	\$576		\$1,473			\$1,186			\$1,451		
Charles	\$1,499		\$2,225		\$2,535		\$2,382		\$2,947		
Dorchester											
Frederick	\$2,176			\$1,429			\$1,969				
Harford	\$1,284		\$1,832				\$1,206				
Howard										\$2,298	\$6,035
Kent		\$1,260	\$1,900			\$886				\$2,992	
Montgomery					\$1,416						
Prince George's	\$1,713										
Queen Anne's	\$1,368	\$1,402		\$2,256	\$2,060		\$2,507	\$2,602		\$3,323	\$3,594
Somerset											
St. Mary's		\$1,971				\$2,202		\$2,051			\$2,548
Talbot	\$1,930	\$1,786	\$3,667	\$6,935	\$3,562	\$5,408	\$3,189		\$4,072	\$2,061	\$4,174
Washington		\$1,503							\$3,440		
Wicomico					\$1,915						
Worcester						\$1,381			\$1,478		
Cruise	\$1,294	\$1,140	\$1,187	\$1,116	\$1,896	\$1,224	\$43	\$914	\$970	\$287	\$2,246
Unused Tour Bells	\$254	\$219	\$313	\$191	\$359	\$439	\$452	\$142	\$594	\$414	\$254
Total:	\$16,984	\$20,280	\$22,944	\$18,789	\$24,146	\$22,431	\$15,012	\$13,070	\$21,654	\$21,173	\$27,813

County	1977	1978	1979	1980	1981	1982	1983	1984	1985	1986	1987
Anne Arundel	\$3,886	\$1,582	\$3,682	\$2,911	\$4,979	\$4,220	\$4,818	\$2,193	\$3,995	\$4,505	
Baltimore City	\$3,816		\$4,898	\$2,137	\$1,363	\$4,408	\$2,555	\$3,406	\$1,845	\$4,563	
Baltimore County	\$1,696	\$2,250	\$2,272	\$2,974	\$2,778	\$4,040	\$7,264		\$3,356	\$3,711	
Calvert		\$2,924			\$2,875			\$2,547			
Caroline											
Carroll	\$2,114				\$1,914			\$1,542			
Cecil	\$2,006					\$1,735					
Charles	\$2,164			\$3,915			\$3,604			\$5,332	
Dorchester		\$3,829			\$1,908			\$1,270			
Frederick			\$1,776	\$2,262	\$3,223		\$3,452		\$2,798		
Harford		\$2,069									
Howard											
Kent	\$2,365		\$2,319				\$4,494		\$3,131		
Montgomery		\$2,978							\$3,524		
Prince George's				\$6,679		\$1,825				\$2,208	
Queen Anne's				\$4,755		\$3,034		\$2,574		\$3,977	
Somerset			\$2,336								
St. Mary's			\$2,835			\$3,740			\$3,477		
Talbot		\$4,336		\$4,970		\$2,931	\$3,490	\$1,703	\$7,534	\$5,854	
Washington				\$3,516				\$3,043			
Wicomico					\$1,338						
Worcester											
Cruise	\$1,186	\$1,998	\$1,398		\$1,402	\$1,071					
Unused Tour Bells	\$665	\$699	\$516		\$396	\$646	\$1,549	\$1,116	\$1,144	\$1,278	
Total:	\$19,898	\$22,665	\$22,032	\$34,119	\$22,176	\$27,650	\$31,226	\$19,394	\$30,804	\$31,428	

County	1988	1989	1990	1991	1992	1993	1994	Total	% of total
Anne Arundel	\$5,075		\$4,619	\$7,099	\$4,146	\$3,368	\$7,965	\$108,879	13%
Baltimore City	\$5,408			\$3,899	\$5,132	\$1,978	\$4,569	\$83,974	10%
Baltimore County			\$17,696	\$4,545		\$2,470		\$99,192	12%
Calvert			\$4,368			\$3,158		\$24,005	3%
Caroline			\$3,781					\$3,781	0%
Carroll								\$9,136	1%
Cecil				\$5,085		\$2,167		\$17,439	2%
Charles					\$5,620			\$36,288	4%
Dorchester				\$4,575				\$13,582	1%
Frederick								\$19,085	2%
Harford						\$4,000		\$14,710	2%
Howard				\$4,907				\$16,371	2%
Kent				\$6,720		\$3,153		\$33,053	4%
Montgomery	\$5,464				\$5,733			\$17,799	2%
Prince George's								\$11,946	1%
Queen Anne's	\$3,637		\$18,985		\$5,020		\$6,130	\$73,577	9%
Somerset	\$3,538			\$2,772				\$8,646	1%
St. Mary's	\$4,621			\$7,205			\$5,525	\$41,836	5%
Talbot			\$9,453		\$7,375		\$10,656	\$107,833	13%
Washington							\$12,694	\$24,196	3%
Wicomico					\$1,919			\$3,172	1%
Worcester	\$2,945				\$3,105			\$8,910	1%
Cruise								\$28,282	3%
Unused Tour Bells	\$953		\$1,219	\$1,328	\$2,083	\$1,182	\$1,591	\$21,285	3%
Total:	\$31,641		\$60,121	\$48,135	\$40,133	\$21,476	\$49,130	\$826,978	100%

Appendix H - Information to be Included in Pamphlet

I. Maryland House and Garden Pilgrimage Background

- A. Mission Statement
- B. Brief History
- C. Beneficiaries and Projects Sponsored

II. How Pilgrimage Works

- A. Tours
 - 1. Hostesses
 - 2. House and/or Garden
 - 3. Time Commitment (one or two days)
- B. Money
 - 1. Half of Proceeds Returned to Counties
 - 2. County Projects & Special Projects
 - 3. Homeowners Allowed to Choose Where Money Goes

III. Answers to Questions

- A. Security and Risk Management
- B. Pilgrimage Track Record
- C. Insurance

IV. Why Homeowners Should Open House

- A. Educational Benefit to Community
- B. Support Preservation Projects
- C. Tax Deductible

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CHAPTER 1: INTRODUCTION

The purpose of this book is to provide a comprehensive overview of the field of artificial intelligence (AI) and its applications. It is intended for students and researchers who are new to the field and want to gain a solid understanding of the concepts and techniques used in AI.

This book is organized into several chapters, each covering a different aspect of AI. The chapters are: Chapter 1: Introduction, Chapter 2: Search Algorithms, Chapter 3: Knowledge Representation, Chapter 4: Reasoning, Chapter 5: Machine Learning, Chapter 6: Natural Language Processing, Chapter 7: Computer Vision, and Chapter 8: Robotics.

Each chapter contains a series of sections, each discussing a specific topic in detail. The sections are: Chapter 1: Introduction, Chapter 2: Search Algorithms, Chapter 3: Knowledge Representation, Chapter 4: Reasoning, Chapter 5: Machine Learning, Chapter 6: Natural Language Processing, Chapter 7: Computer Vision, and Chapter 8: Robotics.

The book is written in a clear and concise style, making it easy to read and understand. It includes many examples and diagrams to help illustrate the concepts and techniques discussed in the text. The book is also suitable for use as a textbook in a course on AI.

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Endnotes

1 Tinniswood, p. 14.

2 Tinniswood, pp. 5-6, 9, 25, 30.

3 "The blend of recreation and genuine piety which characterized many medieval pilgrimages is not the only thing which points to the pilgrim as the ancestor of the modern tourist: the spectacular, even exotic nature of the destination, and the social structures which grew up around it to cater for large numbers of visitors, both serve as indicators of the shape of things to come." Tinniswood, pp. 16-17.

4 Tinniswood, pp. 33, 41-42.

"The reaction of the foreign tourist to these modern houses [17thc] was generally favourable, although as with most of the buildings which he visited, his enthusiasm was usually reserved for the contents rather than the architecture itself." Tinniswood, p. 42.

"The tastes of the tourist have changed in any manner of ways during the last five hundred years: the things he has wanted to see, the things he has been allowed to see, and his response to the experience, have all been conditioned by shifting social, architectural and artistic patterns of behavior. But in one respect his interest has remained constant: ever since his visit to a country house of a royal palace ceased to be a merely social event, ever since he began to be motivated by curiosity, he has been interested not so much in the architecture of a building as in what it contained, whether it be portraits or porcelain, books or bedsteads. One of the prerequisites of any interior has always been that it should be different: the times on show should be better, or stranger, or bigger, than those which form part of his own social and aesthetic milieu, and any functional value which they may have had gave way, very early on, to their value as display-objects." Tinniswood, p. 45.

5 Malcolm Andrews, The Search for the Picturesque (Stanford, California: Stanford University Press, 1989), pp. 41, 67.

"The inhibited indulgence of 'pleasing melancholy' becomes of the most compelling motives for the Picturesque tourist to visit ruined abbeys and castles." Andrews, p. 42.

6 "At a later stage, the garden is toured like a gallery of three-dimensional seventeenth century landscape painting...every journey is made through a succession of pictures." Andrews, p. 51; Andrews p. 150.

7 Burke, A Philosophical Inquiry into the Origin of our Ideas of the Sublime and the Beautiful, in Works (Bohn, 1854), Vol. I. p. 54. In Tinniswood, p. 83; Tinniswood pp. 80, 87.

8 Tinniswood, p. 150.

9 Tinniswood, pp. 40, 96, 97, 131.

"Tourists consistently talk of being 'shown around' various rooms at Whitehall, Windsor, Hampton Court and son on; they mention particular items which are brought out and, again, 'shown' to them; and Thomas Platter makes it clear that it is the household servants, rather than the German interpreters accompanying the visitors, who are doing the showing." Thomas Platter's Travels in England 1599, tr. Clare Williams (Jonathan Cape, 1937). In Tinniswood, p. 40.

late 17thc: "Informal codes and social structures were developing to accommodate the occasions where a total stranger arrived on the doorstep and asked to wander round your house, to be sure, but they grew out of the existing conventions: senior members of the domestic staff, whose job it had been to vet and grade visitors asking for hospitality, came to do the same with tourists, and often showed them over the house, expecting a financial reward in return." Tinniswood, p. 65.

"An old lady, who took charge of me upstairs, had the manners and aspect of a gentlewoman, and talked with somewhat formidable knowledge and appreciative intelligence about Shakespeare. Arranged on a table and in chairs were various prints, view of houses and scenes connected with

Shakespeare's memory, together with editions of his works and local publications about his home and haunts, from the sale of which this respectable lady perhaps realizes a handsome profit. At any rate, I bought a good many of them, conceiving that it might be the civilest way of requiting her for her instructive conversation and the trouble she took in showing me the house..." Nathaniel Hawthorne's (1804-1864) travels in Stratford-on-Avon, at Shakespeare's birthplace. Helen Barber Morrison, The Golden Age of Travel (New York: Twayne Publishers, 1951), p. 173.

"I should consider it unfair to quit Shakespeare's house without the frank acknowledgment that I was conscious of not the slightest emotion while viewing it, nor any quickening of the imagination." Nathaniel Hawthorne's (1804-1864) travels in Stratford-on-Avon, at Shakespeare's birthplace. Morrison, p. 173.

- 10 1580 Barnaby Rich commented that "many gentlemen and strangers that come but to see the house are there daily welcomed, feasted, and well lodged." Tinniswood, p. 25.
- 11 Tinniswood, pp. 41, 132.
- 12 Tinniswood, p. 151.
- 13 Tinniswood, pp. 140-141.
- 14 Kenneth T. Jackson, Crabgrass Frontiers (New York: Oxford University Press, 1985), p. 35.
- 15 Tinniswood, p. 140.
- 16 "Before 1910 most car manufacturers produced only a few hundred vehicles a year, which sold at prices that approached several thousands of dollars. A few companies mass-produced moderately priced cars for about four hundred dollars, but even this price was well beyond the means of American workers, whose annual income averaged only \$574 in 1910. In addition, the expense of car upkeep and operation could run as high as \$350 for a six-month's driving season." John A. Jakle, The Tourist: Travel in Twentieth Century North America (London: University of Nebraska Press, 1985), p. 101.
- 17 Jakle, p. 108.
- 18 Jakle, p. 103.
- 19 Jakle, pp. 6-9.
- 20 "Early in the twentieth century only an affluent, leisured class could travel extensively as tourists. Being affluent and visiting exotic places set one apart from the common herd." Jakle, p. 9.
- 21 Jakle, pp. 120, 121, 123, 132, 171.
- 22 William J. Murtagh, Keeping Time: The History and Theory of Preservation in America (New York: Sterling Publishing Co., Inc., 1993), pp. 25, 32.
- 23 Murtagh, p. 12.
- 24 "Mount Vernon was the first successful nationwide effort at preservation." Charles B. Hosmer, Presence of the Past (New York: G.P. Putnam's Sons, 1965), p. 57.
- 25 Murtagh, pp. 29, 78; Jakle, p. 291.
- 26 Jakle, pp. 186, 286.

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- "To be utilitarian in one's orientation to place was also to be future oriented. Landscapes had utility according to its future growth. To engage the past was to be impractically romantic, or to dwell on the anachronistic as picturesque." Jakle, p. 187.
- "And, as museums preserved selectively according to social class and period, they also isolated past from present. The past languished under glass. It was roped off from the everyday world and presented as something dead, as something divorced from the future." Jakle, pp. 292-3.
- 27 Murtagh, pp. 37, 38.
- 28 Murtagh, pp. 32, 53; James L. Lindgren, Preserving the Old Dominion: Historic Preservation and Virginia Traditionalism (Charlottesville, Virginia: University Press of Virginia, 1993), p. 45.
- 29 Murtagh, p. 53.
- 30 Murtagh, p. 34.
- 31 "Although the rationale for the new wing was purely an aesthetic one, regional pride and nativism had not been eclipsed totally..." Murtagh, pp. 34.
- 32 Murtagh, p. 36.
- 33 Murtagh, pp. 55, 58.
- 34 Murtagh, p. 62.
- 35 "Throughout the 1930s and '40s, the initiative of women continued to characterize the active preservation movement at the local level even as the focus of that movement broadened from its traditional house-museum form." Murtagh, p. 38.
- 36 "The relatively recent commitment to environmental interests by preservationists has grown so quickly that the movement's roots in the historic house museum and historic room are often forgotten." Murtagh, p. 78.
- 37 The popularity in the 1890s of societies that were both hereditary and patriotic had nothing to do with coincidence. To begin with, associations of all kinds were becoming popular. While a lull followed the formation of large veterans' organizations after the Civil War, the century drew to a close in a burst of organizing....Americans who found themselves living closer together in a city than they ever had in the country also discovered that joining was fun. While the city provided the place, increased leisure provided--to middle-class Americans, at least--the time." Peggy Anderson, The Daughters (New York: St. Martin's Press, 1974), pp. 55-56.
- 38 "The club movement was national, the beginning almost accidental. It is usually dated from the occasion in 1868 when the New York Press Club, planning a dinner for Charles Dickens, willingly accepted help from their women members in preparing the dinner but refused to permit them to attend. Jennie June Croly, a talented newspaper-woman, responded to this rejection by gathering a group of other women to whom she suggested that the time had come for them to band together to promote their own interests." Firor Scott, The Southern Lady: From Pedestal to Politics 1830-1930 (Chicago: The University of Chicago Press, 1970), p. 151.
- 39 Karen J. Blair, The Clubwoman as Feminist: True Womanhood Redefined, 1868-1914 (New York: Holmes & Meier Publishers, Inc., 1980), p. 19.
- 40 Scott, pp. 155, 156.
- 41 Scott, p. 136.

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- 42 Proceedings of the First Anniversary of the Charleston Board of Trade, Charleston, SC, 1867, p. 30. In Scott, p. 97.
- 43 Peggy Anderson, The Daughters (New York: St. Martin's Press, 1974), p. 53.
- 44 Anderson, p. 4, 54, 55.
- "Their job is to preserve, perpetuate, and maintain the things of traditional value in America." Anderson, p. 4.
- 45 First DAR president was first lady Caroline Harrison (wife of Pres. Benj. Harrison). Anderson, p. 5.
- 46 Anderson, pp. 5, .
- 47 Anderson, pp. 4-5.
- 48 Anderson, pp. 9-10.
- 49 Anderson, p. 11.
- 50 Anderson, p. 3.
- 51 Anderson, p. 3.
- 52 Survey sent to 126,675 Daughters in 1967: "Leaders did find out that the members of most chapters approved of the DAR because of its efforts in historical preservation." Anderson, p. 21.
- 53 General Federation of Women's Clubs, Third Biennial Convention of the General Federation of Women's Clubs (Washington, D.C.: General Federation of Women's Clubs, 1930), p. 10.
- 54 Karen J. Blair, The Clubwoman as Feminist: True Womanhood Redefined, 1868-1914 (New York: Holmes & Meier Publishers, Inc., 1980), p. 23.
- "The initial impulse was a hunger for education." Scott, p. 152.
- 55 General Federation of Women's Clubs, 1922, p. 552.
- 56 General Federation of Women's Clubs, 1922, p. 486.
- 57 Scott, p. 158.
- 58 Karen J. Blair, The Clubwoman as Feminist: True Womanhood Redefined, 1868-1914 (New York: Holmes & Meier Publishers, Inc., 1980), p. 27.
- 59 "In many places the Woman's Club is the only organization showing any recognition of the value of the arts, as a practical value in promoting the happiness of life as many reforms are ardently advocated." General Federation of Women's Clubs, Third Biennial Convention of the General Federation of Women's Clubs (Washington, D.C.: General Federation of Women's Clubs, 1930), pp. 363-4.
- 60 General Federation of Women's Clubs, 1922, p. 486; Proceedings of the First Anniversary of the Charleston Board of Trade, Charleston, SC, 1867, p. 30; Scott, p. 97.

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- 61 "May that day never come when her beautiful nature shall be lowered to the arena of politics and party strife." Proceedings of the First Anniversary of the Charleston Board of Trade, Charleston, SC, 1867, p. 30. In Scott, p. 97.
- "One social concern led to another, and the social concerns inevitably led to politics." Scott, p. 160.
- 62 "American Citizenship has been held first place in the efforts of all districts." Maryland, Mrs. John F. Sippel. General Federation of Women's Clubs, 1922, p. 451.
- "As to our International Relations, Virginia proudly presents the name of her fairest daughter, Lady Astor, member of the British Parliament." Virginia, Mrs. Henry Lockwood, President. General Federation of Women's Clubs, 1922, p. 486.
- 63 "Southern clubwomen undertook a formidable list of civic projects, from planting trees and improving garbage collection in some small towns to the ambitious undertaking of the Rome, Georgia, club, which built a hospital, and the work of the North Carolina Federation of Women's Clubs in helping to build a women's college and to develop university extension courses." Scott, p. 159.
- "for the beautification of our city there is a Home Garden Department from which expert advice may be obtained, and a garden contest given wide cooperation by the press. Finances for these valuable projects are raised on a single day in May, when our Mount Vernon Place is turned into a fairyland of color known as a 'Fairy Mound,' proceeds from which total over seven thousand dollars for the day." Maryland, Mrs. John L. Whitehurst, President. General Federation of Women's Clubs, 1930, p. 185.
- "The Division of Billboards, or as it is now known, of Roadside Beautification has secured legislation prohibiting signs and billboards at road intersections..." Virginia, Mrs. J.L.B. Buck, President. General Federation of Women's Clubs, 1930, p. 192.
- 64 "The greatest recent success has been achieved by the club of women in Pittsburgh, Pennsylvania. Under the inspiring leadership of the state chairman of the American Home Department, Mrs. John M. Phillips, eight clubs sponsored the purchase, remodeling and furnishing of a house which they named 'Dream House.' The house selected was one of the most dilapidated in the poorest section of the city. As soon as 'Dream House' was opened, it was visited by 15,000 women and girls during the first three days." General Federation of Women's Clubs, 1930, pp. 334-5.
- 65 Virginia Scott Jenkins, The Lawn: A History of an American Obsession (Washington: Smithsonian Institute Press, 1994), pp. 37, 42-43.
- 66 published in Charleston's Mercury, 1858. In James L. Lindgren, Preserving the Old Dominion: Historic Preservation and Virginia Traditionalism (Charlottesville, Virginia: University Press of Virginia, 1993), p. 43.
- 67 Charles B. Hosmer, Presence of the Past (New York: G.P. Putnam's Sons, 1965), p. 65.
- 68 Lindgren, pp. 42, 46-47, 49; Hosmer, p. 65.
- 69 Lindgren, pp. 43, 46, 47.
- 70 Lindgren, p. 47.
- 71 Lindgren, p. 50.
- 72 Lindgren, pp. 49, 50; Hosmer, p. 66.
- 73 Hosmer, p. 68.

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- 74 1/1890 "(Mr.) Page rebuked Virginians for allowing the North to write national and southern history from its perspective, thereby influencing the image that Virginians held of themselves. Spurring Virginia's rivalry with New England, he claimed with considerable exaggeration that northerners actively preserved their historical landmarks:" Lindgren, p. 52.
- 75 Lindgren, p. 56.
- "The growth of the APVA benefited from the parallel historical movement, the cult of the Lost Cause. Both the United Confederate Veterans (1889) and the United Daughters of the Confederacy (1894) shared leadership with the APVA...Both movements searched for a system of beliefs that would help create a modern order based on Old South traditions." Lindgren, p. 56.
- "Whether Virginians joined the preservation bandwagon out of state pride, reverence for their ancestors, conservative politics, Lost Cause sentiment, or social camaraderie, the fact was that Virginia, and increasingly throughout the South, traditionalists turned to their history to understand the present." Lindgren, p. 52.
- 76 Mrs. James Bland Martin, historian/editor, Follow the Green Arrow (Richmond, Virginia: The Dietz Press, Inc., [1971]), p. 5.
- 77 Martin, pp. 2, 5.
- 78 Garden Club of Virginia, Members' Handbook (Richmond, 1993), p. 6.
- 79 Garden Club of Virginia, Members' Handbook, p. 6; Martin.
- "The club was originally named "The Garden Clubs of Virginia," but changed its name to "The Garden Club of Virginia" to symbolize the harmony and unity of the member clubs." Garden Club of Virginia, Members' Handbook, p. 6.
- 80 Martin, p. 4.
- 81 They raised money to restore and maintain the Schele de Vere Garden at the University of Virginia. Martin, p. 2.
- 82 Garden Club of Virginia, Members' Handbook, p. 19.
- 83 "The matter of greatest interest at this time was the planting of the grounds at Kenmore. Feeling confident in their proven strength, the Garden Club of Virginia was going from one gardening adventure to another. Under the leadership of the Kenmore Committee the Federation had asked for the privilege of planting the Kenmore grounds according to the plans which they had formerly presented to the Association. Their offer had been graciously accepted. Mrs. Wheelwright, Chairman of Kenmore Restoration, outlined the committee's plans for raising the necessary funds for the planting. It was proposed to have a visiting garden week throughout Virginia the following spring, charging a certain admission fee at each garden. This was a most ambitious enterprise!" Martin, p. 15.
- "The owners of Virginia's famed old estates graciously consented to open them for this worthy cause. From April 29th to May 1th was announced as Historic Garden Week in Virginia." Martin, pp. 15-16.
- 84 Garden Club of Virginia, Members' Handbook, p. 19.
- "A handsome guide book was compiled, giving interesting bits of history and many illustrations of the historic homes. These were sold for \$2.00. Maps and folders were provided, and every detail attended to for the comfort and guidance of the visitors." Martin, pp. 15-16.
- 85 Martin, p. 16.

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- 86 Martin, pp. 19, 20, 33, 57.
- 87 Garden Club of Virginia, Members' Handbook, p. 6.
- 88 projects mentioned in Martin, pp. 74, 135, 129; Memo written by Mrs. John C. Hayes, President, GCV. In Martin, p. 76; Historic Garden Week, Press Release, In the collection of Virginia Garden Week, Richmond, Virginia, p. 5.
- 89 Martin, pp. 74, 76; Garden Club of Virginia, Members' Handbook, p. 6.
- 90 "Over a million dollars has been earned and twenty restorations completed. No one garden club could do this. The unity of 44 clubs has done it. A gracious gesture, born of necessity, turned into big business, but with the magic touch of Virginia hospitality, the unremitting labor of the unpaid volunteers of the GCV, it remains a gracious gesture." Martin, p. 217; Garden Club of Virginia, Members' Handbook, p. 19.
- 91 Garden Club of Virginia, Members' Handbook, pp. 7, 19, 20.
- 92 Meeting of the Maryland House & Garden Pilgrimage Committee, 6/3/47 (in the Collection of the Federated Garden Clubs of Maryland, Towson, Maryland).
- 93 Letter from Mrs. M.C. Patterson to Mrs. Charles E. Rieman, 1/25/1921 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland).
- 94 Hally Carrington Brent, "An Informal History of the Federated Garden Clubs of Maryland," December 1948 (in the collection of the Federated Garden Clubs of Maryland, Inc., Towson, Maryland), foreword.
- 95 Brent, "An Informal History of the Federated Garden Clubs of Maryland;" Hally Carrington Brent, "Condensed History of the Federated Garden Clubs of Maryland," 1948 (in the collection of the Federated Garden Clubs of Maryland, Inc., Towson, Maryland), p. 1.
- 96 Brent, "Condensed History of the Federated Garden Clubs of Maryland."
- 97 Brent, "Condensed History of the Federated Garden Clubs of Maryland," p. 1.
- 98 "The Federated Garden Clubs of Maryland founded some five years ago (1926) failed to function, for the first three years. Reorganized, however, in 1929 it came to life, spending its first endeavoring to stand unsteadily upon its own feet. It formed its committees throughout the ~~fourteen~~ 16 clubs which it comprised; and held a well attended annual meeting in January, 1930. But it was in the spring of 1930 that it sprang enthusiastically to life in organizing its first pilgrimage to historic gardens and houses in Maryland, with the purpose of donating the proceeds to the restoration of the gardens at Stratford, Virginia: the birthplace of Robert E. Lee. It was a pleasure and pride that it sent \$5000 to this cause." Report of the Federated Garden Clubs of Maryland at the National Council, Chattanooga, April 28, 1931, (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland.), p. 1.
- Brent, "Condensed History of the Federated Garden Clubs of Maryland," p. 1.
- 99 Brent, "Condensed History of the Federated Garden Clubs of Maryland."
- 100 Hally Brent Dame, History of the Maryland House and Garden Pilgrimage: 1930-1987 (N.P., 1987), p. 1.
- 101 At the second annual meeting (1/22/30) Mrs. Brent "suggested that Maryland open some of her outstanding gardens, as Virginia was doing, to be held for a few days in advance of Virginia, in order to attract the traveler en route to the North from Virginia and that a fee similar to Virginia's plan be charged." Brent, "Condensed History of the Federated Garden Clubs of Maryland."

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- 102 Brent, "Condensed History of the Federated Garden Clubs of Maryland;" Dame, p. 1; Minutes [1936?] (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 2.
- 103 Brent, "Condensed History of the Federated Garden Clubs of Maryland," p. 2; Dame, p. 1; Brent, "An Informal History of the Federated Garden Clubs of Maryland," p. 3.
- 104 Brent, "Condensed History of the Federated Garden Clubs of Maryland;" Dame, p. 1.
"Mrs. Fairfax Harrison [of Virginia Garden Club] came to talk about the Octagon Summer House at the Stratford Gardens, recommended by Mrs. Harrison and Mrs. Brent as choice of gift as against that of a large boxwood planting. Mrs. Harrison said [a] bronze plaque would adorn the house, attesting to the contribution from the Maryland Federation, as proceeds from the 1st. Maryland Pilgrimage." Executive Board Meeting Minutes, 10/34 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.
- 105 Dame; Brent, "Condensed History of the Federated Garden Clubs of Maryland," p. 2; Brent, "An Informal History of the Federated Garden Clubs of Maryland," p. 3.
- 106 Letter from Hetty Harrison to Hally Brent, 1/2/1932 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland).
- 107 Report of the Federated Garden Clubs of Maryland at the National Council, Chattanooga, April 28, 1931 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 3.
- 108 Minutes of third annual meeting, 1/2/1931 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland); Brent, "Condensed History of the Federated Garden Clubs of Maryland," p. 2.
"Mrs. Slack reported that \$300 had come in over the \$3000 needed for the Washington entrances. Moved that this be used by the Slides committee for more slides." Annual Meeting Minutes, 1/30/32 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.
- 109 Executive Board Meeting Minutes, 10/34 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.
"Mrs. Lowndes asked members if they desired another pilgrimage. Mrs. Lowndes thought not with no special project in view. Mrs. Peace moved that there be a pilgrimage, as they were popular and money needed for many worthy projects. Not carried." Minutes of Directors Meeting, 1/9/35 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.
- 110 News of the FGCM 1935; Brochure In the files of the Maryland House and Garden Pilgrimage, Towson, Maryland. Annual Meeting Minutes, 2/5/35 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.
- 111 Annual Meeting Minutes, 2/4/36 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland).
- 112 "As so long a time had elapsed since the last Pilgrimage, the Committee had to start from scratch, but a complete record of the work of the organization is on file for future reference, which will simplify matters for any committee in the future & in event of the establishment of an annual Pilgrimage Program, a committee should be chosen promptly." [1936] Minutes (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland).
- 113 "Opening Old Homes on Shore," The Sun, April 5, 1936, Section 1 (in the Collection of the Maryland House and Garden Pilgrimage), p. 8.
- 114 Hally Carrington Brent, 1936 (in the Collection of the Federated Garden Club of Maryland. Towson, Maryland).

"Mrs. Rowland Clapp reported the success of the pilgrimage just passed, the first pilgrimage since 1931." Spring Meeting Minutes, 5/27/36 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland).

"The gracious charm and hospitality of the house owners and the many places of interest to see in the state, makes the committee feel confident that once the exploration is started it will be continued indefinitely." Letter from the President, 1939 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland).

- 115 "The organization of the tours and printing and distribution of the tour books and tickets required a year-round effort and the services of a paid secretary." Dame, p. 2

- 116 "...the serious purpose this year beneath our undertaking is the desire to complete the purses as prize money for the Roadside Beautification Contest. That accomplished, the Garden Clubs look forward to a final great objective: the starting of a permanent fund for the restoration or preservation of some historic Maryland landmark." Annual Meeting Minutes, 11/10/36 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.

1936 "proceeds were used to complete the Roadside fund started by Mrs. McKeon." Minutes, 11/17/41: 1; Hally Carrington Brent, "An Informal History of the Federated Garden Clubs of Maryland" (in the collection of the Federated Garden Clubs of Maryland, Inc., Towson, Maryland, December 1948), p. 3; Brent, "Condensed History of the Federated Garden Clubs of Maryland," p. 3.

- 117 10/14/?? (≤1948), minutes (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 5.

"Mrs. Theodore Johnson spoke for the 'Association of Restoration of Annapolis.' Mrs. Brent read a paper which urged 'Reconstruct this quaint town with its historic houses and gardens exemplifying the culture of past generations.' Mrs. Johnson said the Restoration Association hoped to purchase the Hammond-Harwood House to become a museum.

Miss Elizabeth Chew Williams moved that the whole of the proceeds from the 1936 pilgrimage go to the Hammond-Harwood House.

Mrs. Clapp explained that that was not possible, that, under the visiting arrangements, 1/3 of the receipts go to the individual districts or counties in which the house is located. Moved that the coming pilgrimage (1937) proceeds go to the restoration of Annapolis." Annual Meeting Minutes, 11/10/36 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.

- 118 grand total: \$27,091.08. Minutes, 11/17/41 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.

- 119 10/14/??, minutes? 5; Minutes, 11/17/41 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.

- 120 "The third year (1938) and ever after attention was centered on the Hammond-Harwood House." Minutes, 11/17/41 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.

- 121 Brent, "Condensed History of the Federated Garden Clubs of Maryland," pp. 3, 4; Brent, "An Informal History of the Federated Garden Clubs of Maryland," p. 2.

"Great subject of interest--The Hammond-Harwood House. \$42,500 having been collected for its purchase, it will hereafter be opened as a Museum House, to the public for a fee. It is maintained largely through the proceeds of the Federated Garden Clubs Pilgrimage." Brent, "An Informal History of the Federated Garden Clubs of Maryland;" Brent, "Condensed History of the Federated Garden Clubs of Maryland."

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- 122 "the purpose of the joint meeting: To decide whether, in the face of conditions in Europe, to have the Pilgrimage in 1940. It was unanimously agreed to have the Pilgrimage." Meeting Minutes, 10/18/39 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.
- 123 Pilgrimage Committee Meeting Minutes, 6/24/40 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 2.
- 124 Pilgrimage Committee Meeting Minutes, 6/16/41 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.
- 125 Brent, "Condensed History of the Federated Garden Clubs of Maryland," p. 4; Brent, "An Informal History of the Federated Garden Clubs of Maryland," p. 2.
- 126 "An appropriation was included in our budget for the maintenance of the Hammond-Harwood House garden which is our permanent project. Until the Maryland Garden Pilgrimage can be resumed the Hammond-Harwood House needs your financial support." *Bulletin* Jan.-Mar. 1943 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 5.
- 127 Brent, "Condensed History of the Federated Garden Clubs of Maryland," p. 4; Brent, "An Informal History of the Federated Garden Clubs of Maryland," p. 2.
- "In 1946 Mrs. Rowland Clapp did outstanding work in reorganizing the Pilgrimage after its lapse during war years and met with signal success." Brent, "Condensed History of the Federated Garden Clubs of Maryland;" Brent, "An Informal History of the Federated Garden Clubs of Maryland," p. 2.
- 128 Dame, p. :3.
- 129 Maryland House & Garden Pilgrimage Committee Meeting, 6/9/50 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1; Dame, pp. :3-4.
- 130 "A limitless future of attainment and glory for the Federated Garden Clubs of Maryland. An organization fitted to offer real contributions to the state - a spoke in the wheel of advancement to culture and the arts." Brent, "Condensed History of the Federated Garden Clubs of Maryland."
- "...Pilgrimage, which has offered educational and cultural opportunity to the public, while procuring financial means toward the restoration of historic monuments of the state. This department holds limitless possibilities for the future." Brent, "Condensed History of the Federated Garden Clubs of Maryland;" Brent, "An Informal History of the Federated Garden Clubs of Maryland," p. 2.
- 131 Meeting of the Maryland House & Garden Pilgrimage Committee, 6/3/47 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.
- 132 Dame, p. 1.
- 133 Minutes, 6/6/55 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1.
- 134 By-laws of the Maryland House and Garden Pilgrimage, Inc. [1954] (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1; Dame, p. 4.
- 135 Pilgrimage Meeting Minutes, 12/3/41 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 2.
- 136 "Mrs. Randall spoke of the many needed restorations in Maryland and said that our aim is to make future Pilgrimages larger in order to obtain funds to accomplish these restorations." Maryland House & Garden Pilgrimage Committee Minutes, 10/17/50 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 5.

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- "Mrs. Randall asked that County chairmen bring in their ideas for restorations in their own counties and that the Committee as a whole would vote on which restoration would receive the surplus for any one year. The Hammond-Harwood house will continue to receive a certain amount each year and the balance will go to the chosen restoration." Maryland House & Garden Pilgrimage Committee Meeting Minutes, 6/9/50 (in the collection of the Federated Garden Clubs of Maryland, Towson, Maryland), p. 1.
- 137 In 1957, for example, Baltimore County focused on the conversion of nine barns into houses. This tour met with such success, that it was repeated in 1959 with seven different conversion projects and in 1960 with another seven.
- 138 Post-Tour Meeting Minutes, 6/20/68 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- "Many homeowners were pleased with the young age of people touring. A few people wrote to thank homeowners which really makes it all worth while to all of us who helped make this tour possible." Queen Anne's County. Meeting Minutes, 4/29/72 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland).
- 139 In the Collection of the MHGP, [1974?].
- 140 Post-Tour Meeting Minutes, 6/16/70 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1; Post-Tour Meeting, 6/14/79 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1.
- 141 These figures, however, do not take into account properties that would be *eligible* for the NRHP.
- 142 Post-Tour Meeting Minutes, 6/3/71 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2; Minutes of Meeting 6/12/39 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1; Maryland House & Garden Pilgrimage Committee Meeting, 10/29/46 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland).
- 143 Post-Tour Meeting Minutes, 5/21/70 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 144 Monthly Meeting Minutes, 5/18/67 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- Charles County: "Some second floors were not properly closed off, although they should not have been opened." Post-Tour Meeting Minutes, 5/21/70 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 145 Monthly Meeting Minutes, 5/16/68 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 146 Monthly Meeting of Central Committee, 5/17/73 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- "Mrs. Richter stated that she felt the houses should be more carefully screened before being put on the tour. Mrs. Boykin pointed out that all houses are not of interest to all." Minutes of the Monthly Meeting of the Central Committee, 5/16/74 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 147 Post-Tour Meeting Minutes, 6/5/69 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 148 Based on conversations overheard during tours and observations while on tour myself.

149 Minutes 6/3/49 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland).

150 U.S. Census.

151 To determine the real value of the figures, I used the consumer index to adjust the figures to 1993 dollars. The equation was:

$$C_{1983} = (C_x / P_x) \times 124.2 \text{ where } P_x \text{ is the consumer index for the given year.}$$

152 "Although the Pilgrimage has withdrawn the \$4,500 annual gift to the [Hammond-Hardwood House], Mrs. Henderson [Pilgrimage Chairwoman] promised the HHH \$2,000 in gratitude for their help." Minutes 9/9/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.

The gross for 1993 was \$50,371, while the net was a low \$21,476 (43%). In 1994, the gross was \$72,281, with a net of \$49,130 (68%), suggesting that the previous year's yield was uncharacteristically low.

153 Most tour books include a half-page section called "Where the Money Goes" listing recent projects which have received the proceeds of the Pilgrimage. The amounts, however, are not given. Meeting minutes include descriptions of special projects and how much each has received, though they rarely discuss the county projects. Financial statements include special projects and county projects, though the financial statements are not available for every year of the Pilgrimage, especially the earlier years.

154 Minutes, 9/9/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 4.

155 Talbot County: "There were no complaints from homeowners about the large number of people, although it had been difficult to get houses for the tour." Post-Tour Meeting Minutes, 6/5/69 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.

St. Mary's, Mrs. Capper: "the tour was too small after Deep Falls was withdrawn." Post-Tour Meeting Minutes, 6/7/73 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1.

156 Minutes, 9/9/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 4.

157 Stevenson (Baltimore): "Problems included road marking, the tremendous demand for tickets at house #1, and the lack of ample parking facilities for the buses." Post-Tour Meeting Minutes, 6/5/69 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.

"Arranging a tour to visit houses and gardens located a distance from any town could only have been possible after the use of the automobile had become widespread and roads had been built to make such travel easy....Even then many of the roads were still unpaved, as they were in Maryland....Those first visitors were pilgrims indeed." 1930. Dame, p. 1.

158 "Cars may be chartered or you may go in your own car if you prefer." 1939 Tour Book.

159 Riderwood, Mrs. Mecasin: "shuttle worked well;" Western Run, Mrs. Riepe - "7 station wagons in 2 shifts handled the crowd." Post-Tour Meeting Minutes, 6/7/73 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1.

Charles County, Mrs. Turner, chairman: "Having a bus was a good idea as it helped control the traffic." Post-Tour Meeting Minutes, 6/20/74 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1.

Washington Co., Mrs. Byron, chairman: "Tickets to fill 2 buses were sold and she feels that a third bus could have been sold." Post-Tour Meeting Minutes, 6/20/74 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.

"We tried something new this year—a local bus leaving from the (Charles County) Courthouse and visiting all the 12 homes for a cost of \$2.00 per person. We had 21 passengers and all seemed to enjoy themselves very much." In the Collection of the MHGP, [1974?].

Worthington Valley: "The day before the Worthington Valley Tour, Mr. Crewe, owner of one of the key houses, called the Tour Chairman, Mrs. Whedbee, to say that he had a parking problem and for her to arrange for buses to shuttle the pilgrims up his driveway. She got four (4) buses from the Harford Motor Coach Company. She understood that Mr. Crewe would bear the expense, but this was not made explicit in her conversation with him. After the Pilgrimage was over, she received a bill for \$420.00 for the buses. The bill has just been turned over to the Pilgrimage office and the question is: who is to pay this large sum?" Monthly Meeting Minutes, 5/18/67 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1.

Talbot Co., Mrs. Wheeler, chairman: 882 pilgrims; "Because of the narrow lanes at some of the homes, mini buses were used. They were obtained by loan from Dodge Co., in Easton." Post-Tour Meeting, 6/20/74 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.

- 160 Eugene L. Myer, Maryland Lost and Found: People and Places from Chesapeake to Appalachia (Baltimore: The Johns Hopkins University Press, 1986), p. 15.

Mary A. Long (Mrs. Pane M. Long): "traffic problem due to the uncompleted second bay Bridge;" Queen Anne's County. Meeting Minutes, 4/29/72 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland).

- 161 Myer, p. 121.

- 162 "unable to get enough ladies to take tickets as well as to cover the rooms." "Suburban Baltimore Tour," Minutes 1971 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland).

- 163 In 1950, two years before the homeowners' general boycott on buses, Mrs. Randall announced homeowners' concerns about overcrowding and suggested that "in the future only one bus load of persons be allowed in a house at one time." Maryland House & Garden Pilgrimage Committee Meeting Minutes, 6/9/50 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1.

"The cruise was also the source of overcrowding complaints." Monthly Meeting of the Central Committee, 5/16/74 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.

- 164 "A piece of china was broken due to wind and Mrs. Jacobs asked Mrs. Ober to check into our insurance coverage." Post-Tour Meeting Minutes, 6/3/71 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1.

Poplar Hill (Baltimore): "Unfortunately there were two casualties, a broken lamp and a broken arm." Post-Tour Meeting Minutes, 6/16/70, (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1.

"Some driveways and lawns were damaged but homeowners did not complain." eastern shore; Monthly Meeting Minutes, 5/18/67 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.

In the past, heavy paper has been laid over carpets, rugs, and walkways to minimize wear. Maryland House & Garden Pilgrimage Committee Meeting, 6/9/50 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 4.

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- 165 "The city of Annapolis will not be open because of a celebration which will conflict with the Pilgrimage dates." Maryland House & Garden Pilgrimage Committee Minutes, 10/19/49: 1 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland); Maryland House & Garden Pilgrimage Committee Meeting, 11/19/48 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland).
- 166 Cross Keys, Mrs. McLean: "though the rainy weather and conflicting events kept the number of Pilgrims down, the tour was enjoyed by all who were able to get there." Post-Tour Meeting, 6/13/77 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 1.
- 167 "Mrs. Dame expressed alarm at the increasing popularity of individually sponsored tours. Points were raised as follows:
1. We cannot have a monopoly but at the same time --
 2. We do not have enough houses available to offer variety.
 3. We cannot take poorer houses.
 4. We must have an office (which is expensive) and a routine of program.
 5. We should try to encourage small tours to work with us. They could probably do as well as part of us instead of competing and we would do most of the work.
- The St. George's Garden Club is planning a tour of three Harvey houses on Brightside Road and Tyrconnell" next spring. Mrs. Jacobs will try to talk to them to discourage them from doing this. They can probably make more money on their own than as a part of us, however, it should be pointed out that by joining us they are helping projects throughout the State as well." Monthly Meeting Minutes, 5/16/68 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 3.
- 168 Minutes, 9/9/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 4.
- 169 Minutes, 9/9/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 4.
- 170 Minutes, 12/6/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 171 To determine attendance per house, I divided the attendance figures by the total number of houses on tour. While this number is not accurate, since some counties houses draw more tourists than others, it does give some basis for comparison.
- 172 Minutes, 9/9/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 4.
- 173 Local, state, and national historical societies would be valuable sources for compiling this information.
- 174 "HUMILITY is an unwanted virtue in an open house." Ron Pilling, "How to Hold a House Tour, The Old-House Journal, Vol. XIII, No. 5 (June 1985): 104.
- 175 Pilling, p. 103.
- 176 Pilling, p. 104.

"...some things don't happen on House Tour Day: No one "cases" your house and returns to carry off your stereo, or worse, your new brass faucets. The tax assessor doesn't prow! around. Your guests

-
- don't track mud on your oriental rugs or fall down the steps and sue you for everything you're worth." Pilling, p. 103.
- 177 Minutes, 12/6/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 178 Minutes, 12/6/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 179 Minutes, 12/6/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2; Minutes, 9/9/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 4.
- 180 The first private tour took place in the Worthington Valley, Baltimore County, in 1994, though the attendance was very low, "expressed dismay at the low attendance," "should improve as people become aware of it" Minutes, 5/17/94 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2; Suggestions appear in Minutes, 11/11/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 181 Tax deductibility appears in Minutes, 5/17/94 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 182 Minutes, 11/11/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 183 Minutes, 9/9/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 4.
- 184 "how to attract younger members, working mothers or perhaps young women just out of college...how can the Pilgrimage Committee meet needs of younger potential members?" Minutes, 12/6/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 185 Minutes 11/11/93 (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland), p. 2.
- 186 The Bryn Mawr School, for example, requires fifty hours of community service between the ninth and twelfth grades. Each girl must complete her volunteer work with the same organization, and can spread the hours over several organizations. Conversation with Barbara Weber, Bryn Mawr School, Baltimore Maryland. March 24, 1995.
- 187 Tinniswood, p. 191.
- 188 Martin, p. 76.
- 189 "What then are the underlying causes of its phenomenal success in drawing increasing numbers of people to visit the old homes, gardens, and churches on the annual tour? The casual observer might answer that the restoration wave which has been sweeping the country evinces a growing concern for the past. Another reply might cite the cult of antiques which has been a fashionable hobby in recent years. Some people may attribute it largely to the curiosity in human nature, which makes us all want to see how the other fellow lives." "The Growth of the Maryland House and Garden Pilgrimage," [1950?] (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland).
- 190 "Perhaps the real appeal of the Pilgrimage lies in the fact that the home is its essence....In this age of materialism with houses that run almost automatically, people living in crowded apartments or developments, are attracted to these old country seats which represent a form of living that is obsolete." "The Growth of the Maryland House and Garden Pilgrimage," [1950?] (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland).

"In an era symbolized by the bull-dozer, these old houses proclaim the permanence of the American home." "The Growth of the Maryland House and Garden Pilgrimage," [1950?] (in the collection of the Maryland House and Garden Pilgrimage, Towson, Maryland).

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